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Vol. 4 of 6

SAN FRANCISCO HOUSING AUTHORITY

1938

2002 CAPITAL FUND PROGRAM ANNUAL SUBMISSION
JULY 2002

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VOLUME I

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1938

2002 CAPITAL FUND PROGRAM
ANNUAL SUBMISSION

VOLUME I

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1. EXECUTIVE SUMMARY

1.1 Introduction

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1. EXECUTIVE SUMMARY

This Executive Summary sets forth the SFHA's overall modernization and new construction strategy and highlights proposed implementation programs for the 2002 CFP/HOPE VI.

Included in the Executive Summary are the following sections:

1.1 Introduction

1.2 Identification of Physical and Management Problems based on the 2002 comprehensive Physical Assessment and updated with resident and staff input and developed by the DLR Group as a consultant to the Local Authority.

1.3 Strategy Statement

1.4 Resident Partnership Process

1.5 Local Government Review

1.1 INTRODUCTION

The San Francisco Housing Authority (SFHA) Commission and its Executive Director, through its Resident Advisory Board (RAB), have involved residents in the development and prioritizing of this modernization funding application in partnership with SFHA staff. A letter inviting all PHA residents and resident leaders to participate was mailed on March 18, 2002 for the 2002 PHA Annual Plan Submission. This partnership began with a SFHA staff meeting with residents and resident leaders to discuss the program, its requirements and program goals and objectives, and time lines. A Capital Fund Program (CFP)/HOPE VI RAB subcommittee created at the first meeting participated in and oversaw all activities required to complete the 2002 CFP/HOPE VI portion of the PHA Plan Application. Consequently, the RAB met at four other occasions to discuss the progress of the plan and attended a city-wide resident meeting and a public hearing to receive feedback from the community. Three SFHA staff meetings were also held to inform staff of RAB recommendations and assure staff input as well.

The Physical Improvement goals are focused on completion of capital improvements in progress and mandated work, such as:

- Immediate infrastructure repairs, including domestic pumps replacement, heating and plumbing upgrades, boilers replacement, fire alarm system repair/replacement, emergency generator installation, slide repairs, concrete restoration and waterproofing; and
- interior unit upgrades including ranges and windows replacement, asbestos and lead abatement, 504/ADA reasonable accommodations, and
- modernization at both the senior and family developments including, security gates, new

intercom systems, side walk repairs, and common space improvements like exterior painting.

The Management Improvements goals include security and police protection, PHA wide computer hardware and software upgrades, HOPE VI applications and intensive staff training.

The proposed work for 2002 CFP complements and completes tasks in progress that are part of the 2002 Performance and Evaluation Report under the 1999 Comprehensive Grant Program, the 2000 Emergency Grant Program and the 2000 Capital Fund Program, which include:

1. Exterior and interior stabilization of lead based paint, exterior painting and site improvement at all family developments and asbestos abatement at all senior and family developments.

2. 504/ UFAS (Uniform Federal Accessibility Standards) accessibility modifications to apartments and common spaces, in particular completion of senior building access compliance, and continuing upgrades to family developments.

3. The major work to be completed includes: waterproofing and structural repairs; window replacement, sewer repairs, security lighting improvement, security grilles replacement, hardwire smoke detector installation, elevator upgrades, disability modifications to apartments and common areas, range replacement, asbestos removal, utility line replacement, heating system improvements, exterior painting and site improvements.

4. Intercom systems, fire alarm systems and emergency generator improvements at senior developments.

5. Interior modernization of resident management offices, public housing tenant association offices, property offices and administration buildings including the installation of wheelchair lifts. This is part of the resident empowerment strategy, which includes resident employment, training and job retention.

The San Francisco Housing Authority IS THE LARGFEST LANDLORD IN San Francisco with over 6,200 units, and is one of the few sources of permanently affordable housing for low-income households. Operating subsidies and modernization funds provided by the Federal government on an annual basis have not been adequate to keep this conventional public housing in sound condition due to the blight and deterioration of 40 plus year old infrastructure. Increased Federal support, innovative local financing techniques, fuel and water efficiency measures (such as weatherization and alternative low-cost heating/ cooling systems), and creative property management and customer service are all required to maintain, stabilize and improve the valuable supply of affordable housing. Additionally, long-range plans for public housing should be developed including identifying opportunities for potential mixed-income infill development where consistent with overall social goals and inter-0agency collaboration.

HOPE VI

The San Francisco Housing Authority has been awarded over $118.5 million in HOPE VI (competitive grant process) grants to revitalize five housing sites with 1,228 new public and affordable housing units containing 2,583 bedrooms. These HOPE VI funds are leveraging an additional $166.8 million in other public and private funds, including partnerships with non-profit and for profit corporations, for a total of $285.3 million. These units add 137 accessible and 207 adaptable apartments to the SFHA stock. Three sites have been completed: Hayes Valley, Bernal Dwellings, Plaza East. Current design, planning, relocation and partial demolition is underway at North Beach and Valencia Gardens. North Beach was just awarded a $55 million Tax Credit allocation, completing the full financing of the project and assuring completion of the project by December 2004. Valencia Gardens is scheduled to be completed by December 2005.

Other projects underway include: an $18.5 million Section 202 project with 85 senior apartments being developed with no SFHA investments, which will include a $1.2 million upgrade of the Clementina Towers common grounds; and the master planning of the SFHA developments in the Bayview Hunters Point area, with close to 1,000 replacement public housing units to be revitalized, and an additional homeownership and new affordable housing supplementary and ancillary units to be added; and the submission to HUD of a three year plan for Hunters View for the 2002 HOPE VI Grants.

Additionally, the San Francisco Housing Authority will continue to enter into collaborative partnerships with the Mayor's Office of Housing, the Redevelopment Agency, non-profit corporations, and private sector venture. Capital Fund and CDBG grant will assist in sustaining comprehensive modernization and capital improvements at SFHA sites. The average annual funding is $16 million, and its focus is to stabilize living conditions in the current housing stock.

The San Francisco Housing Authority will continue to keep consistent communication between housing stakeholders (government, private and non-profit) in the city through the CHAS Public Housing Subcommittee and encourage the establishment of a "Friends of Public Housing" non-profit organization. Already in place, the San Francisco Housing Authority has created the SFHA San Francisco Housing Corporation, a bona-fide non-profit corporation that with assist in the sustainability of programs for low-income households and leverage and maximize resources.

1.2 *IDENTIFICATION OF PHYSICAL AND MANAGEMENT PROBLEMS*

1.2 IDENTIFICATION OF PHYSICAL AND MANAGEMENT PROBLEMS (based on the 2002 comprehensive Physical Assessment and updated with resident and staff input and developed by the DLR Group as a consultant to the Local Authority):

The SFHA is continually identifying physical and management problems at all of the forty-three developments. The identification process started in 1990 with the hiring of two consulting firms to prepare formal physical and management needs assessments.

The previous Management and Physical Assessment Plans were presented in the 1997 CGP Submittal. They were developed with the guidance and assistance of the U.S. Department of Housing and Urban Development (HUD) Intervention and Recovery Teams.

This year, the Comprehensive Physical Needs Assessment was updated by soliciting input from resident groups, individuals, resident organizations, and SFHA staff in an effort lead by the Consultant DLR Group. The review and prioritizing of the results of the residents surveys was completed by the RAB comprised of Resident leaders, Residents and Staff members.

One of the most important issues that will have a major impact on the success of management and physical improvements activities as well as the stability and livability of SFHA sites is security and the control and reduction of crime. The SFHA has been working with resident leaders, the San Francisco Police Department and other government departments to develop a comprehensive plan to provide Community Policing and public safety programs. These programs are being implemented SFHA-wide.

Based on Authority needs and federal regulations for the Capital Fund Program, program goals and objectives were developed. They serve as a guide in determining the specific work items and priorities that will be included in the Capital Fund Plan. This overall strategy is consistent with the needs of the SFHA and reflects the urgency of each work item. The strategy must also reflect those items that are mandated by law, local and federal regulations or previous commitments made by the SFHA:

PRIORITY ONE: MANDATORY PHYSICAL & MANAGEMENT IMPROVEMENTS

1a. Lead Based Paint (LBP) abatement or in-place management activities.

1b. Asbestos Containing Material (ACM) abatement activities.

1c. Modification of apartments and common areas for use by disabled to comply with ADA and/or 504 requirements.

1d. Emergency improvements for life safety problems, and property stabilization by addressing leaking roofs and waterproofing buildings exterior.

1f. Management improvement activities required by legal settlement, HUD audit finding, or identified by HUD's PHAS.

1e. Completion of Comprehensive modernization activities funded through CFP

PRIORITY TWO: URGENT PHYSICAL & MANAGEMENT IMPROVEMENTS

2a. Emergency improvements such as chronic malfunctioning elevators, correction of hazardous conditions, etc.

2b. Identification and proper abatement of potentially toxic materials and unhealthy conditions. Specific activities would include testing and abatement of asbestos, lead, chronic mildew, etc. Repair/replacement/installation of ventilation systems.

2c. Improvements that will enhance the security of residents. Such activities would include installation of vandal resistant security lighting, security grills, gates, etc.

2d. Control of criminal activities. Such activities would include continuation of the successful public safety program of expanded patrols of San Francisco police officers at selective SFHA sites that have known criminal actives.

PRIORITY THREE: SERIOUS PHYSICAL & MANAGEMENT IMPROVEMENTS

3a. Major repairs to heating, plumbing, sewer, electrical systems, etc.

3b. Physical improvements to non-dwelling space for the expansion or improvement of resident activities and services and SFHA management operations.

3c. Improvements to SFHA management operations to improve efficiency and the delivery of services to residents.

REMAINING PHYSICAL, MANAGEMENT AND OTHER NEEDS

Remaining physical and management improvements are those that are addressed based on the severity of the problem, the efficiency of addressing the problem along with other more urgent items or on the cost savings that will result from completing the improvement.

- Management Issues - timely street cleaning, tree pruning, sidewalk repair, anti-vandalism strategies, appropriate trash collection system, proper cleaning of site, on-site security, site resident monitors, neighborhood programs to watch loitering, recycling programs for each site, TA offices for the senior developments, and graffiti abatement, among others.

- Maintenance Issues- clean up of playground facilities, better maintenance programs for elevators and boilers, availability of maintenance workers who live in the city during emergency calls, intercom systems for all the senior developments, new furnishings for public areas when needed, well maintained doors and windows, proper graffiti abatement, addition of weather stripping on all doors, addition of handrails to dangerous areas/ areas with seniors, add landscape irrigation system, timely maintenance response, kitchen cabinet repair, wall heater replacement, general unit improvements and need for new appliances, among others.

- Self-Sufficiency Issues - family planning services, senior care services, age specific programs for children, summer programs, lunch programs, resident owned businesses, social service programs, computer resource centers at all family developments and some senior developments, on-site activities/ programs for the senior developments, TA/ RMC monitoring and coordination, monitoring of TA/ RMC elections process, resident involvement in the expenditure of programs such as DEP, etc., and transportation arrangements for seniors, among others.

ADDRESSING DEVELOPMENTS WITH HIGH NEEDS

Where many serious improvements are needed and the repair, replacement or redesign of major building elements will require the temporary relocation of families to allow for the work to proceed, a comprehensive rehabilitation approach shall be followed. All-important physical problems shall be addressed at that time to maximize the efficiency and long range success and to reduce overall cost associated with such efforts.

When family relocation is not required and improvements can be completed without major disruptions, a sequenced rehabilitation approach will be followed.

COORDINATED ACTIVITIES TO ENSURE EFFICIENCY

When work items are to be completed at different times at one development, activities shall be sequenced to maximized efficiency. Building exteriors should not be repainted until lead-based paint testing has been completed for example. No completed work should have to be disturbed to address a subsequent non-emergency work item. This strategy may vary according to the condition of the building.

When special mobilization is required to address an item that is needed at several developments, the inclusion of all of these developments into a single effort shall be considered.

Maintenance and management issues brought up at the RAB meetings and citywide public hearings shall be referred to the appropriate departments, including General Maintenance, Management and Department of Social Services.

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1.3 *STRATEGY STATEMENT*

1.3 STRATEGY STATEMENT:

To ensure that the CFP/HOPE VI funding is effectively and efficiently utilized, a clear and appropriate set of program goals and objectives was developed to serve as a guide in determining the specific work items and location priorities that will be included in the Capital Fund Plan. These program goals and objectives were discussed at length at the RAB meetings and used to develop this year's plans.

This overall strategy is consistent with the needs of the SFHA and reflects the urgency of each work item and the priorities as identified by both residents and staff members of the RAB. The strategy also reflects those items that are mandated by law, local and federal regulations or previous commitments made by the SFHA. Following therefore is the strategy that has been developed for this program:

PRIORITIES: MANDATORY PHYSICAL AND MANAGEMENT IMPROVEMENTS

1. Lead Based Paint (LBP) abatement or in-place management activities.

2. Asbestos Containing Material (ACM) abatement activities.

3. Mold and mildew remediation.

4. Blood-born pathogens decontamination.

5. Modification of apartments and common areas for use by the disabled or physically challenged to comply with UFAS and/or 504 requirements.

6. Emergency/ extensive improvements for leaking roofs, waterproofing and building infrastructure repairs (electrical, heating, sewer, etc.).

7. Correction of all Housing Quality Standards (HQS) deficiencies.

8. Improvements that will enhance the security of residents. Such activities would include crime control/ prevention and installation of vandal resistant security lighting, security grilles, gates, etc.

9. Management improvement activities required by legal settlement, HUD or City audit finding, or identified by HUD's Public Housing Management Assessment Program (PHMAP).

REMAINING PHYSICAL AND MANAGEMENT NEEDS

All remaining physical and management improvements will be addressed based on the severity of the problem, the efficiency of addressing the problem along with other more urgent items or on the cost savings that will result from completing the improvement.

ADDRESSING DEVELOPMENTS WITH HIGH NEEDS

Where many serious improvements are needed and the repair, replacement or redesign of major building elements will require the temporary relocation of families to allow for the work to proceed, a comprehensive rehabilitation approach shall be followed. All-important physical problems shall be addressed at that time to maximize the efficiency and long range success and to reduce overall cost associated with such efforts.

When family relocation is not required and improvements can be completed without major disruptions, a sequenced rehabilitation approach will be followed.

COORDINATED ACTIVITIES TO ENSURE EFFICIENCY

When work items are to be completed at different times at one development, activities shall be sequenced to maximized efficiency. Building exteriors should not be repainted until lead-based paint testing has been completed for example. No completed work should have to be disturbed to address a subsequent non-emergency work item.

When special mobilization is required to address an item that is needed at several developments, the inclusion of all of these developments into a single effort shall be considered.

RESIDENT HIRING

For all works the maximum number on public housing residents will be hired as part of the on-site work, and will be trained according to their skills, performance evaluation and desire to acquire job experience in either building trades, landscaping or administrative/ clerical positions. The goal will be to assist these residents to become self-sufficient so that they can move on to jobs outside of the SFHA. Any contractors with the SFHA will be required to provide resident hiring per San Francisco Housing Authority and Section 3 requirements.

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1.4 *RESIDENT PARTNERSHIP PROCESS*

1.4 RESIDENT PARTNERSHIP PROCESS SUMMARY:

PREPARATION OF CAPITAL FUND PROGRAM 2002 ANNUAL SUBMISSION

The San Francisco Housing Authority has consistently involved residents in the development of modernization funding applications. The following are activities involving resident notifications and meetings regarding the 2002 Capital Fund Program Annual Submission.

On March 18, 2002, a letter and an input form, in five different languages, was sent to Resident leaders, Tenant Associations, RMC's and Citywide Public Housing and Section 8 Residents informing them of the 2002 Capital Fund Program and its requirements.

On March 26, 2002, a meeting was held with residents and resident leaders from Section 8 and public housing developments throughout the city. At this meeting the overall PHA Plan submittal process and requirements were discussed and an invitation to joint the RAB was issued. The role of this RAB would be to ensure resident participation throughout the application development process.

On April 2, 2002, Sub-Committees were established to discussed the different areas to be covered by the PHA Plan submittal. The CFP/HOPE VI/HOPE VI subcommittee was established. The first meeting of the CFP/HOPE VI/HOPE VI RAB was held. The RAB reviewed and discussed the Annual Submission application schedule and process.

On April 9, 2002, the second meeting of the CFP/HOPE VI/HOPE VI RAB was held and the RAB reviewed and discussed the program's strategy and priorities. The 2002 CFP/HOPE VI strategy and priorities were defined. All Physical and Management Improvement items submitted for 2002 CFP/HOPE VI Annual Statement were reviewed and prioritized

On April 16, 2002, the third meeting of the CFP/HOPE VI RAB was held. the 2002 CFP/HOPE VI Five-Year Plan strategy and priorities were defined. All Physical and Management Improvement items submitted for 2002 CFP/HOPE VI Five-Year Plan were reviewed and prioritized. The Performance and Evaluation Report for the 1999 Comprehensive Grant Program, the 2000 Emergency Grant Program and the 2000/01 Capital Fund Program was presented. The Committee then reviewed the budgets with specific modernization items listed. After discussion, the three program reports were approved. The overall application schedule and process was then reviewed. The details of the City Wide Resident Meeting were discussed and plan for a presentation by the CFP/HOPE VI RAB was also discussed.

On April 23, 2002, the Second Citywide Residents Meeting was held at 3:00 PM at 440 Turk Street, at the Commission Room. Notices of this meeting were mailed with the rent Statements to each household in public housing and these notices included translations in Russian, Chinese, Vietnamese and Spanish. The CFP/HOPE VI RAB presented an overview of the 2002 CFP/HOPE VI submittal. A Draft of the 2002 CFP/HOPE VI submittal was presented, reviewed and discussed with the Residents in attendance. Question and answers were exchanged between the Residents and the RAB. New 2002 CFP/HOPE VI inputs were provided and recorded by the RAB for review and incorporation into the 2002 CFP/HOPE VI annual submission.

On April 30, 2002, a Public Hearing on the Capital Fund Program and the 2002 PHA Plan Annual Submission was held at 4:00 PM at 440 Turk Street, Commission Room. All public housing residents were notified of this meeting by mail. The Public Hearing was advertised on local newspapers from March 17 to April 23, 2002. The Public Hearing presentation and results were discussed in detail.

On June 11, 2002, an additional RAB meeting was called to discuss the HUD CFP allocation of funding for the year 2002. The RAB approved the reduction on line items affected by HUD implemented cuts. The Final 2002 PHA Plan application is to be submitted to the 6/27/02 SFHA Commission Meeting.

On June 27, 2002, SFHA staff presented the 2002 PHA Plan Annual Submission to the Housing Authority Commission Board for review and approval.

On July 15, 2002, the approved, Final 2002 CFP/HOPE VI application will be presented to the local, United States Housing and Urban Development office for approval.

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1.5 *LOCAL GOVERNMENT REVIEW*

1.5 LOCAL GOVERNMENT REVIEW

The SFHA has been participating in the city of San Francisco's Comprehensive Housing Affordability Strategy (CHAS) RAB since early 1991. This group is coordinated by the Mayor's Office of Housing (MOH) and includes numerous other city agencies, community-based housing development organizations, housing advocacy groups, and service providers. In late 1997, a Public Housing Subcommittee was created and sponsored by the SFHA - it meets on a monthly basis, the second Tuesday of the month. This CHAS Subcommittee has been influential in assessing and reviewing of issues and gives support to the SFHA's tasks at hand, including HOPE VI, Modernization and the SFHA's approach to development activities.

SFHA needs, based on the 1997 Comprehensive Plan for Physical Improvements and the 1997 Comprehensive Management Assessment Report and Improvement Plan have been discussed in the context of this citywide comprehensive housing planning process. Long range SFHA goals and information on the total SFHA physical and management improvement needs have been presented to this group. As new SFHA plans for improvements are developed and as funding is identified, they will also be discussed.

The 2002 PHA Plan will include a new Physical and Management Needs Assessment that has been develop by the DLR Group hired as Consultants to the Local Authority to develop the Report. This new Needs Assessment has been developed in consultation with the CHAS Subcommittee.

Under the leadership of the Executive Director, SFHA's 2002 CFP/HOPE VI implementation, as it progresses, re-evaluates need and develops subsequent annual plans, and will continue to be coordinated with the Mayor's Office of Housing, Mayor's Office of Community Development and the San Francisco Redevelopment Agency.

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2. ANNUAL STATEMENT FOR 2002

SAN FRANCISCO
HOUSING AUTHORITY

CAPITAL FUND PROGRAM
2002 Annual Statement

Annual Statement/Performance and Evaluation Report
Capital Fund Program (CFP)
Part I: Summary

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

PHA/HA Name		Comprehensive Grant Number	FFY of Grant Approval
SAN FRANCISCO HOUSING AUTHORITY	**2002 CAPITAL FUND**	**CA39P001712-02**	**2002**

☒ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ____

☐ Performance & Evaluation Report as of _____ ☐ Final Performance & Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$3,149,643			
3	1408 Management Improvement	$3,149,643			
4	1410 Administration	$1,724,822			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,302,475			
8	1440 Site Acquisition				
9	1450 Site Improvement	$500,000			
10	1460 Dwelling Structures	$5,616,632			
11	1465.1 Dwelling Equipment - Nonexpendable	$275,000			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	$30,000			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Cost				
18	1498 Mod Used for Development				
19	1502 Contingency (may not exceed 8% of line 18)				
20	**Amount of Annual Grant (Sum of lines 2-17)**	$15,748,215			
21	Amount of line 18 Related to LBP Activities	$425,000			
22	Amount of line 18 Related to Section 504 Compliance	$589,000			
23	Amount of line 18 Related to Security	$2,086,000			
24	Amount of line 18 Related to Energy Conservation Measures	$886,835			

Signature of Executive Director and	Date	Signature of Public Housing Director/Programs Administrator	Date
X **Gregg Fortner, Executive Director**		X	

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)
Part II: Supporting Pages

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
CAL 1-1, Holly Courts	Boilers, water lines and valves replacement (Phase 2 of 3)	1460	100%	$250,000				
CAL 1-3, Sunnydale	OIG finding, site work at Bldg. 22E	1450	100%	$250,000				
CAL 1-8, Westside Courts	Water main line & sewer improv. (Phase 1)	1460	100%	$161,835				
CAL 1-9, Westbrook	Emergency Decks repair/ replacement (Phase 1) Waterproofing and structural repairs	1460 1460	100% 100%	$150,000 $440,847				
CAL 1-10, Potrero Annex	Waterproofing and structural repairs	1460	100%	$400,000				
CAL 1-15, Ping Yuen	504/ADA Compliance. Common spaces Upgrade ventilation system	1460 1460	100% 100%	$40,000 $405,000				
CAL 1-18(4) Alice Griffith	Waterproofing and structural repair Security booth upgrade	1460 1460	100% 100%	$719,950 $19,000				
CAL 1-18 (10), Woodside Garde	Range replacement Boiler replacement	1465.1 1460	100% 100%	$75,000 $250,000				
CAL 1-18(13), Mission Dolores	Install new intercom system	1460	100%	$20,000				
CAL 1-19 (1), 990 Pacific Ave.	Replace fire alarm system Range replacement	1460 1465.1	100% 100%	$125,000 $50,000				
CAL 1-20, 3850 18th St.	Replace fire alarm system	1460	100%	$125,000				
CAL 1-23, 1880 Pine St.	New intercom system Replace fire alarm system	1460 1460	100% 100%	$20,000 $125,000				
CAL 1-27, 350 Ellis St	Replace fire alarm system	1460	100%	$125,000				

Signature of Executive Director and Date
X
Gregg Fortner, Executive Director

Signature of Public Housing Director/Programs Administrator Date
X

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)
Part II: Supporting Pages

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
CAL 1-28, 666 Ellis St	Replace fire alarm system	1460	100%	$125,000				
CAL 1-32, 1760 Bush St.	Replace fire alarm system	1460	100%	$125,000				
CAL 1-35, 2698 California St.	504/ADA compliance. Units	1460	100%	$40,000				
			SUBTOTAL :	**$4,041,632**	**$0**	**$0**	**$0**	
HA-Wide HQS (Housing Quality Standards Compliance) Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items								
HA-Wide Priority Replacement Housing			n/a	$0				
HA-Wide Lead Testing		1430	As Req.	$50,000				
HA-Wide Lead Abatement **(Force Account)**		1460	As Req.	$375,000				
HA-Wide Asbestos Testing		1430	As Req.	$50,000				
HA-Wide Asbestos Abatement **(Force Account)**		1460	As Req.	$100,000				
Mold and Mildew Remediation **(Force Account)**		1460	As Req.	$75,000				
Blood-born pathogens decontamination **(Force Account)**		1460	As Req.	$50,000				
HA-Wide 504/ADA reasonable accommodations **(Force Account)**		1460	As Req.	$200,000				
HA-Wide Fire unit repair **(Force Account)**		1460	As Req.	$200,000				
HA-Wide New appliances		1465.1	As Req.	$150,000				
HA-Wide Hazard testing		1430	As Req.	$10,000				
HA-Wide Sidewalk repair/replacement		1450	As Req.	$50,000				
HA-Wide Playground repairs/replacement/removal		1450	As Req.	$100,000				
ADA Emergency Exit Signage		1460	Phases 1 0f 3	$50,000				
Hardwire smoke detectors (16 developments)		1460	As Req.	$600,000				
Elevator upgrades at 22 senior buildings		1460	As Req.	$200,000				
Improve lighting		1450	As Req.	$100,000				
Surveillance cameras (Phase I, senior bldgs.)		1460	0.125	$50,000				
Modernization of Property Offices PHA Wide		1460	1	$50,000				
			SUBTOTAL PHA WIDE:	**$2,460,000**	**$0**	**$0**	**$0**	
			TOTAL CONSTRUCTION:	**$6,501,632**				

Signature of Executive Director and X **Gregg Fortner, Executive Director**	Date	Signature of Public Housing Director/Programs Administrator X	Date

Part II: Supporting Pages

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
Management Improvements (20% of total grant)								
	M.I.S.- New accounting and Housing Software	1408		$1,032,000				
	Security	1408		$1,877,000				
	Hope VI application	1408		$23,400				
	Photographic & Imaging equipment for Employee ID badge	1408		$4,700				
	Staff Training - Finance	1408		$23,400				
	Staff Training - Customer Services	1408		$35,000				
	Applicant screening services	1408		$46,000				
	Resident Eviction Costs	1408		$28,000				
	Resident Notices/ mailing	1408		$4,600				
	Reference materials	1408		$4,600				
	Resident Initiative Program	1408		$70,943				
			SUBTOTAL:	$3,149,643	$0	$0	$0	

Signature of Executive Director and Date
X
Gregg Fortner, Executive Director

Signature of Public Housing Director/Programs Administrator Date
X

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)
Part II: Supporting Pages

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
Administration (@ 11% of Total Grant)	Administration of CGP	1410	100%	$1,724,822				The Administration Allocation of funding exceeds the 10% allowable by 1% because it includes Inspector's Salaries.
Fees & Costs (@ 8% of Total Grant)	In-house/consultant design Needs Assessment Market Analysis.	1430 1430	100% 100%	$1,167,475 $25,000				
Contingency (@ 0% of Total Grant)	Construction Contingency	1502	100%	$0				
Operating Subsidy (@20% 0f total grant)		1406	100%	$3,149,643				
Nondwelling Equipment/Structure	Preventive ergonomic office furniture	1475	100%	$30,000				
			SUBTOTAL:	**$6,096,940**	**$0**	**$0**	**$0**	
			TOTAL GRANT:	**$15,748,215**	**$0**	**$0**	**$0**	

Signature of Executive Director and Date

X
Gregg Fortner, Executive Director

Signature of Public Housing Director/Programs Administrator Date

X

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
Boilers, water lines and valves replacement (Phase 2 of 3)	9/30/04			9/30/06			
1-2, Potrero Terrace							
OIG finding, site work at Bldg. 22E	9/30/04			9/30/06			
1-8 Westside Courts							
Water main line & sewer improv.	9/30/04			9/30/06			
1-9 Westbrook							
Emergency Decks repair/ replacement	9/30/04			9/30/06			
Waterproofing and structural repairs	9/30/04			9/30/06			
1-10 Potrero Annex							
Waterproofing and structural repairs	9/30/04			9/30/06			
CAL 1-15, Ping Yuen							
504/ADA Compliance. Common spaces	9/30/04			9/30/06			
Upgrade ventilation system	9/30/04			9/30/06			
1-18(4), Alice Griffith							
Waterproofing and structural repair	9/30/04			9/30/06			
Security booth upgrade	9/30/04			9/30/06			
1-18(10), Woodside Gardens							
Range replacement	9/30/04			9/30/06			
Boiler replacement	9/30/04			9/30/06			
1-18(13), Mission Dolores							
Install new intercom system	9/30/04			9/30/06			
1-19 (1), 990 Pacific Ave.							
Replace fire alarm system	9/30/04			9/30/06			
Range replacement	9/30/04			9/30/06			

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Programs Administrator Date X

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-20, 3850 18thSt.							
Replace fire alarm system	9/30/04			9/30/06			
1-21, 320/330 Clementina							
Security booth	9/30/04			9/30/06			
1-23, 1880 Pine St.							
New intercom system	9/30/04			9/30/06			
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-27, 350 Ellis St							
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-28, 666 Ellis St							
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-32, 1760 Bush St.							
Replace fire alarm system	9/30/04			9/30/06			
1-35, 2698 California							
504/ADA compliance. Units	9/30/04			9/30/06			
PHA Wide							
HA-Wide Lead Testing	9/30/04			9/30/06			
HA-Wide Lead Abatement **(FA)**	9/30/04			9/30/06			
HA-Wide Asbestos Testing	9/30/04			9/30/06			
HA-Wide Asbestos Abatement **(FA)**	9/30/04			9/30/06			
Mold and Mildew Remediation **(FA)**	9/30/04			9/30/06			
Blood-born pathogens decontamination **(FA)**	9/30/04			9/30/06			
HA-Wide 504/ADA reasonable accommodations **(FA)**	9/30/04			9/30/06			
HA-Wide Fire unit repair **(FA)**	9/30/04			9/30/06			
HA-Wide New appliances	9/30/04			9/30/06			
HA-Wide Hazard testing	9/30/04			9/30/06			
HA-Wide Sidewalk repair/replacement	9/30/04			9/30/06			
HA-Wide Playground repairs/replacement/removal	9/30/04			9/30/06			
ADA Emergency Exit Signage	9/30/04			9/30/06			
Hardwire smoke detectors (16 developments)	9/30/04			9/30/06			
Elevator upgrades at 22 senior buildings	9/30/04			9/30/06			
Improve lighting	9/30/04			9/30/06			
Surveillance cameras (Phase I, senior bldgs.)	9/30/04			9/30/06			
Modernization of Property Offices PHA Wide	9/30/04			9/30/06			

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Programs Administrator Date X

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Management Improvement							
M.I.S.- New accounting and Housing Software	9/30/04			9/30/06			
Security	9/30/04			9/30/06			
Hope VI application	9/30/04			9/30/06			
Photographic & Imaging equipment for Employee ID badge	9/30/04			9/30/06			
Staff Training	9/30/04			9/30/06			
Staff Training	9/30/04			9/30/06			
Applicant screening services	9/30/04			9/30/06			
Resident Eviction Costs	9/30/04			9/30/06			
Resident Notices/ mailing	9/30/04			9/30/06			
Reference materials	9/30/04			9/30/06			
Resident Initiative Program	9/30/04			9/30/06			
Administration	9/30/04			9/30/06			
Fees and Costs							
In-house/consultant design	9/30/04			9/30/06			
Legal costs.	9/30/04			9/30/06			
Needs Assessment Market Analysis.	9/30/04			9/30/06			
Nondwelling Equipment/Structure							
Preventive ergonomic office furniture	9/30/04			9/30/06			
Operating Subsidy	9/30/04			9/30/06			

Signature of Executive Director and	Date	Signature of Public Housing Director/Programs Administrator	Date
X **Gregg Fortner, Executive Director**		X	

SAN FRANCISCO HOUSING AUTHORITY
1938

3. AMENDED FIVE-YEAR ACTION PLAN

SAN FRANCISCO HOUSING AUTHORITY

2002 CAPITAL FUND PROGRAM FIVE-YEAR PLAN

Five-Year Action
Part: 1 Summary
Capital Fund Program (CFP) 2002 - 2006

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 07/31/98).

HA Name: SAN FRANCISCO HOUSING AUTHORITY

Locality (City/County & State)
SAN FRANCISCO CITY AND COUNTY, CALIFORNIA

☒ Original ☐ Revision No.

CAL No.	Development Name	Work Statement for Year 1 FFY 2002	Work Statement for Year 2 FFY 2003	Work Statement for Year 3 FFY 2004	Work Statement for Year 4 FFY 2005	Work Statement for Year 5 FFY 2006
1-1	HOLLY COURT	See Annual Statement	$210,000	$0	$0	$0
1-2	POTRERO TERRACE		$100,000	$150,000	$150,000	$150,000
1-3	SUNNYDALE		$650,000	$300,000	$200,000	$300,000
1-4	VALENCIA GARDENS		$0	$0	$0	$0
1-8	WESTSIDE COURTS		$210,000	$0	$100,000	$0
1-9	WESTBROOK APTS		$130,000	$160,000	$100,000	$160,000
1-10	POTRERO ANNEX		$60,000	$150,000	$100,000	$150,000
1-11	NORTH BEACH		$0	$0	$0	$0
1-15	PING YUEN		$230,000	$320,000	$3,640,000	$320,000
1-16	ALEMANY		$220,000	$100,000	$0	$100,000
1-17	HUNTER'S POINT		$180,000	$150,000	$100,000	$150,000
1-18 (1)	JFK TOWERS		$0	$360,000	$120,000	$360,000
1-18 (3)	HUNTER'S VIEW		$190,000	$0	$60,000	$0
1-18 (4)	ALICE GRIFFITH		$590,000	$100,000	$150,000	$100,000
1-18 (5)	ROSA PARKS		$100,000	$600,000	$250,000	$600,000
1-18 (6)	PING YUEN NORTH		$580,000	$0	$0	$0
1-18 (7)	HAYES VALLEY A (VELASCO)		$50,000	$50,000	$50,000	$50,000
1-18 (10)	WOODSIDE GARDENS		$250,000	$30,000	$130,000	$30,000
1-18 (13)	MISSION DOLORES		$20,000	$0	$120,000	$0
1-19 (1)	990 PACIFIC		$10,000	$30,000	$0	$30,000
1-19 (2)	1750 McALLISTER		$410,000	$220,000	$0	$220,000
1-20	3850 18th STREET		$0	$170,000	$130,000	$170,000

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

Five-Year Action
Part: 1 Summary
Capital Fund Program (CFP) 2002 - 2006

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 07/31/98).

HA Name: SAN FRANCISCO HOUSING AUTHORITY
Locality (City/County & State) SAN FRANCISCO CITY AND COUNTY, CALIFORNIA
☒ Original ☐ Revision No.

CAL No.	Development Name	Work Statement for Year 1 FFY 2002	Work Statement for Year 2 FFY 2003	Work Statement for Year 3 FFY 2004	Work Statement for Year 4 FFY 2005	Work Statement for Year 5 FFY 2006
1-21	320/330 CLEMENTINA	See Annual Statement	$70,000	$530,000	$250,000	$530,000
1-23	1880 PINE		$10,000	$10,000	$130,000	$10,000
1-27	350 ELLIS		$80,000	$130,000	$0	$130,000
1-28	666 ELLIS		$30,000	$0	$0	$0
1-29	345 ARGUELLO		$0	$0	$0	$0
1-30A	452 DUBOCE		$50,000	$0	$60,000	$0
1-30B	75-77 COLERIDGE		$40,000	$0	$0	$0
1-30C	101-103 LUNDY'S LN		$120,000	$0	$0	$0
1-31	25 SANCHEZ		$20,000	$190,000	$0	$190,000
1-32	1760 BUSH		$0	$1,060,000	$0	$1,060,000
1-33	275 THRIFT		$10,000	$0	$0	$0
1-34	4101 NORIEGA		$10,000	$110,000	$0	$110,000
1-34	200 RANDOLPH		$50,000	$20,000	$0	$20,000
1-34	363 NOE		$0	$10,000	$88,572	$10,000
1-35	2606-68 GREAT HWY		$0	$0	$100,000	$0
1-35	2698 CALIFORNIA		$140,000	$180,000	$0	$180,000
1-36	227 BAY		$0	$168,572	$0	$168,572
1-37	491 31st AVE		$20,000	$20,000	$0	$20,000
1-39A	939 EDDY STREET		$20,000	$20,000	$0	$20,000
1-39B	951 EDDY STREET		$1,408,572	$0	$0	$0
1-41	430 TURK STREET		$90,000	$290,000	$0	$290,000
1-42	SAN JULE APTS		$10,000	$0	$0	$0
1-43	ROBERT PITTS APTS		$160,000	$470,000	$0	$470,000

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

Five-Year Action
Part: 1 Summary
Capital Fund Program (CFP) 2002 - 2006

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 07/31/98).

HA Name: SAN FRANCISCO HOUSING AUTHORITY

Locality (City/County & State)
SAN FRANCISCO CITY AND COUNTY, CALIFORNIA

☒ Original ☐ Revision No.

CAL No.	Development Name	Work Statement for Year 1 FFY 2002	Work Statement for Year 2 FFY 2003	Work Statement for Year 3 FFY 2004	Work Statement for Year 4 FFY 2005	Work Statement for Year 5 FFY 2006
A.	HA-Wide HQS		$100,000	$530,000	$600,000	$530,000
B.	Physical Improvements Subtotal		$6,628,572	$6,628,572	$6,628,572	$6,628,572
C.	Management Improvement		$3,149,643	$3,149,643	$3,149,643	$3,149,643
E.	Administration	Annual	$1,570,000	$1,570,000	$1,570,000	$1,570,000
F.	Fees and Costs	Statement	$1,260,000	$1,260,000	$1,260,000	$1,260,000
G.	Operations		$3,140,000	$3,140,000	$3,140,000	$3,140,000
	Total CGP Funds		$15,748,215	$15,748,215	$15,748,215	$15,748,215
	Total Non-CGP Funds					
	Grand Total		$15,748,215	$15,748,215	$15,748,215	$15,748,215

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

Five-Year Action Plan
Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement for Year 1 FFY 2002	Work Statement for Year 2 2003			Work Statement for Year 3 2004		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-1, Holly Courts			CAL 1-1, Holly Courts		
	Exterior security lighting	100%	$80,000			
	Security fencing	100%	$30,000			
	Rehab. play equipment	100%	$50,000			
	Paving repairs/sitework	100%	$50,000			
	CAL 1-2 Potrero Terrace			CAL 1-2 Potrero Terrace		
	Exterior security lighting	100%	$10,000	Boilers repair/replacement	100%	$150,000
	Security fencing	100%	$50,000			
	Rehab. play equipment	100%	$40,000			
	CAL 1-3, Sunnydale			CAL 1-3, Sunnydale		
	Exterior security lighting	100%	$40,000	Plumbing repairs	100%	$150,000
	Security fencing	100%	$50,000	Electrical repairs	100%	$150,000
	Rehab. play equipment	100%	$190,000			
	Roof drainage repairs	100%	$10,000			
	Openable window grilles	100%	$10,000			
	Paving repairs/sitework	100%	$150,000			
	Plumbing repairs	100%	$100,000			
	Electrical repairs	100%	$100,000			
	CAL 1-8, Westside Courts			CAL 1-8, Westside Courts		
	Rehab. play equipment	100%	$80,000			
	Paving repairs/sitework	100%	$50,000			
	Exterior security lighting	100%	$30,000			
	ADA/504 improvements	100%	$50,000			
	CAL 1-9, Westbrook			CAL 1-9, Westbrook		
	Exterior security lighting	100%	$70,000	Plumbing repairs	100%	$80,000
	Security fencing	100%	$60,000	Electrical repairs	100%	$80,000
	CAL 1-10, Potrero Annex			CAL 1-10, Potrero Annex		
	Childcare security fencing	100%	$20,000	Plumbing repairs	100%	$75,000
	Roof drainage repairs	100%	$20,000	Electrical repairs	100%	$75,000
	Openable window grilles	100%	$20,000			

Signature of Executive Director Gregg Fortner, Executive Director X	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date:

Work Statement for Year 1 FFY 2002	Work Statement for Year 2 2003			Work Statement for Year 3 2004		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-15, Ping Yuen			CAL 1-15, Ping Yuen		
	Fire alarm system	100%	$50,000	Exterior security lighting	100%	$240,000
	Rehab. play equipment	100%	$80,000	Install intercom system	100%	$80,000
	Paving repairs/sitework	100%	$100,000			
	CAL 1-16, Alemany			CAL 1-16, Alemany		
	Street safety fencing	100%	$20,000	Plumbing repairs	100%	$50,000
	Paving repairs/sitework	100%	$90,000	Electrical repairs	100%	$50,000
	Exterior resurfacing	100%	$40,000			
	Openable window grilles	100%	$70,000			
	CAL 1-17A, Hunters' Point			CAL 1-17A, Hunters' Point		
	Exterior security lighting	100%	$140,000	Plumbing repairs	100%	$75,000
	Fire scapes	100%	$10,000	Electrical repairs	100%	$75,000
	Roof drainage repairs	100%	$10,000			
	Decks and railings repair	100%	$20,000			
	CAL 1-18(1), JFK Towers			CAL 1-18(1), JFK Towers		
				Window replacement	100%	$340,000
				Intercom system	100%	$20,000
	CAL 1-18(3) Hunters' View			CAL 1-18(3) Hunters' View		
	Exterior security lighting	100%	$30,000			
	Rehab. play equipment	100%	$30,000			
	Security fencing	100%	$50,000			
	Paving repairs/sitework	100%	$50,000			
	Roof drainage repairs	100%	$30,000			
	CAL 1-18(4) Alice Griffith			CAL 1-18(4) Alice Griffith		
	Rehab. play equipment	100%	$280,000	Plumbing repairs	100%	$50,000
	Paving repairs/sitework	100%	$50,000	Electrical repairs	100%	$50,000
	Security fencing	100%	$50,000			
	Exterior security lighting	100%	$160,000			
	Openable window grilles	100%	$50,000			

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native
Americans Program Administrator
X

Date:

Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement for Year 1 FFY 2002	Work Statement for Year 2 2003			Work Statement for Year 3 2004		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-18(5) Rosa Parks			CAL 1-18(5) Rosa Parks		
	Paving repairs/sitework	100%	$80,000	Elevators repair	100%	$600,000
	Intercom system	100%	$20,000			
	CAL 1-18 (6), Ping Yuen North			CAL 1-18 (6), Ping Yuen North		
	Elevators repair	100%	$520,000			
	ADA/504 improvements	100%	$60,000			
	CAL 1-18 (7), Hayes Valley, Velasco			CAL 1-18 (7), Hayes Valley, Velasco		
	Fire alarm system	100%	$30,000	Boiler repair/replacement	100%	$50,000
	Exterior security lighting	100%	$10,000			
	Decks and railings repair	100%	$10,000			
	CAL 1-18 (10), Woodside Gardens			CAL 1-18 (10), Woodside Gardens		
	Paving repairs/sitework	100%	$80,000	Intercom system	100%	$30,000
	Fire alarm system	100%	$170,000			
	CAL 1-18 (13), Mission Dolores			CAL 1-18 (13), Mission Dolores		
	Intercom system	100%	$20,000			
	CAL 1-19 (1), 990 Pacific Ave.			CAL 1-19 (1), 990 Pacific Ave.		
	Roofing repairs	100%	$10,000	Intercom system	100%	$30,000
	CAL 1-19 (2), 1750 McAllister St.			CAL 1-19 (2), 1750 McAllister St.		
	Exterior security lighting	100%	$10,000	Intercom system	100%	$20,000
	Elevators repair	100%	$400,000	Emergency Generator	100%	$200,000
	CAL 1-20, 3850 18th St.			CAL 1-20, 3850 18th St.		
				Intercom system	100%	$30,000
				Emergency Generator	100%	$140,000
	CAL 1-21, 320/330 Clementina St.			CAL 1-21, 320/330 Clementina		
	Paving repairs/sitework	100%	$30,000	Elevators repair	100%	$530,000
	Intercom system	100%	$40,000			

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

Work Statement for Year 1 FFY 2002	Work Statement for Year 2 2003			Work Statement for Year 3 2004		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-23, 1880 Pine St.			CAL 1-23, 1880 Pine St.		
	Paving repairs/sitework	100%	$10,000	Paving repairs/sitework	100%	$10,000
	CAL 1-27, 350 Ellis St			CAL 1-27, 350 Ellis St		
	Exterior security lighting	100%	$10,000	Elevators repair	100%	$130,000
	Ventilation system	100%	$70,000			
	CAL 1-28, 666 Ellis St			CAL 1-28, 666 Ellis St		
	Ventilation system	100%	$30,000			
	CAL 1-29, 345 Arguello St.			CAL 1-29, 345 Arguello St.		
	CAL 1-30A, 462 Duboce St.			CAL 1-30A, 462 Duboce St.		
	Interior stairs renovation	100%	$50,000			
	CAL 1-30B, 75-77 Coleridge St.			CAL 1-30B, 75-77 Coleridge St.		
	Structural repairs	100%	$10,000			
	Garage doors repair	100%	$10,000			
	Exterior siding repairs	100%	$10,000			
	Interior stairs repairs	100%	$10,000			
	CAL 1-30C, 101-03 Lundys Lane			CAL 1-30C, 101-03 Lundys Lane		
	Exterior siding repairs	100%	$30,000			
	Roof drainage repairs	100%	$10,000			
	Retaining wall	100%	$10,000			
	Deck and railing repairs	100%	$10,000			
	Interior stairs repairs	100%	$50,000			
	Plumbing repairs	100%	$10,000			
	CAL 1-31, 25 Sanchez St.			CAL 1-31, 25 Sanchez St.		
	Roof repair	100%	$20,000	Elevators repair	100%	$190,000
	CAL 1-32, 1760 Bush St.			CAL 1-32, 1760 Bush St.		
				Elevators repair	100%	$660,000
				Upgrade ventilation system	100%	$400,000

Signature of Executive Director Gregg Fortner, Executive Director X	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date:

Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement for Year 1 FFY 2002	Work Statement for Year 2 2003			Work Statement for Year 3 2004		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-33, 275 Thrift			CAL 1-33, 275 Thrift		
	Exterior fencing	100%	$10,000			
	CAL 1-34, 4101 Noriega Street			CAL 1-34, 4101 Noriega Street		
	Roof drainage repairs	100%	$10,000	Intercom system	100%	$20,000
				Exterior resurface	100%	$90,000
	CAL 1-34, 363 Noe St.			CAL 1-34, 363 Noe St.		
				Window repairs	100%	$10,000
	CAL 1-34, 200 Randolph Street			CAL 1-34, 200 Randolph Street		
	Exterior fencing	100%	$10,000	Intercom system	100%	$20,000
	Roof repair	100%	$20,000			
	Exterior stairs	100%	$10,000			
	Exterior lighting	100%	$10,000			
	CAL 1-34, Great Highway			1-34, Great Highway		
	CAL 1-35, 2698 California Street			CAL 1-35, 2698 California Street		
	Emergency generator	100%	$140,000	Ventilation system	100	$180,000
	CAL 1-36, 227 Bay Street			CAL 1-36, 227 Bay Street		
				Intercom system	100%	$20,000
				Elevators repair	100%	$148,572
	CAL 1-37, 491 31st Ave.			CAL 1-37, 491 31st Ave.		
	Exterior fencing	100%	$20,000	Intercom system	100%	$20,000
	CAL 1-39A, 939 Eddy St.			CAL 1-39A, 939 Eddy St.		
	Exterior walls repair	100%	$10,000	Intercom system	100%	$20,000
	Roof repair	100%	$80,000			
	CAL 1-39B, 951 Eddy St.			CAL 1-39B, 951 Eddy St.		
	Fire damaged building	100%	$1,408,572			

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement for Year 1 FFY 2002	Work Statement for Year 2 2003			Work Statement for Year 3 2004		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-41, 430 Turk St.			CAL 1-41, 430 Turk St.		
	Elevator repair	100%	$90,000	Intercom system	100%	$20,000
				Fire alarm system	100	$270,000
	CAL 1-42, San Jule Apts.			CAL 1-42, San Jule Apts.		
	Exterior lighting	100%	$10,000			
	CAL 1-43, Robert B. Pitts			CAL 1-43, Robert B. Pitts		
	Exterior lighting	100%	$10,000	Fire alarm system	100	$470,000
	Paving repairs/sitework	100%	$20,000			
	Exterior resurfacing	100%	$100,000			
	Play equipment repair	100%	$30,000			
	PHA-Wide			PHA-Wide		
	ADA Emergency Exit Signage (Phase 1of 3)		$100,000	ADA Emergency Exit Signage (Phase 2 of 3)		$100,000
				504/ADA improvements		$430,000
	Fees and Costs	100%	$1,260,000	Fees and Costs	100%	$1,260,000
	Administration of CGP (10%)	100%	$1,570,000	Administration of CGP (10%)	100%	$1,570,000
	Operaing Subsidy	100%	$3,140,000	Operaing Subsidy	100%	$3,140,000
	Subtotal of Estimated Cost:		$12,668,572	Subtotal of Estimated Cost:		$12,598,572

Signature of Executive Director Gregg Fortner, Executive Director x	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator x	Date:

Work Statement for Year 4 2005			Work Statement for Year 5 2006		
Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
CAL 1-1, Holly Courts			CAL 1-1, Holly Courts		
CAL 1-2 Potrero Terrace			CAL 1-2 Potrero Terrace		
Plumbing repairs	100%	$150,000	Electrical repairs	100%	$150,000
CAL 1-3, Sunnydale			CAL 1-3, Sunnydale		
Plumbing repairs	100%	$100,000	Plumbing repairs	100%	$100,000
Electrical repairs	100%	$100,000	Electrical repairs	100%	$100,000
CAL 1-8, Westside Courts			CAL 1-8, Westside Courts		
Plumbing repairs	100%	$50,000	Plumbing repairs	100%	$50,000
Electrical repairs	100%	$50,000	Electrical repairs	100%	$50,000
CAL 1-9, Westbrook			CAL 1-9, Westbrook		
Plumbing repairs	100%	$50,000	Plumbing repairs	100%	$50,000
Electrical repairs	100%	$50,000	Electrical repairs	100%	$50,000
CAL 1-10, Potrero Annex			CAL 1-10, Potrero Annex		
Plumbing repairs	100%	$50,000	Plumbing repairs	100%	$50,000
Electrical repairs	100%	$50,000	Electrical repairs	100%	$50,000
CAL 1-15, Ping Yuen			CAL 1-15, Ping Yuen		
Paving repairs/sitework	100%	$60,000			
Plumbing repairs	100%	$1,240,000			
Windows repairs	100%	$2,340,000			
CAL 1-16, Alemany			CAL 1-16, Alemany		
CAL 1-17A, Hunters' Point			CAL 1-17A, Hunters' Point		
Plumbing repairs	100%	$50,000	Plumbing repairs	100%	$50,000
Electrical repairs	100%	$50,000	Electrical repairs	100%	$50,000
CAL 1-18(1), JFK Towers			CAL 1-18(1), JFK Towers		
Ventilation system	100%	$120,000			

Signature of Executive Director Gregg Fortner, Executive Director x	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator x	Date:

Work Statement for Year 4 2005			Work Statement for Year 5 2006		
Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
CAL 1-18(3) Hunters' View			CAL 1-18(3) Hunters' View		
Electrical repairs	100%	$60,000			
CAL 1-18(4) Alice Griffith			CAL 1-18(4) Alice Griffith		
Plumbing repairs	100%	$75,000	Plumbing repairs	100%	$75,000
Electrical repairs	100%	$75,000	Electrical repairs	100%	$75,000
CAL 1-18(5) Rosa Parks			CAL 1-18(5) Rosa Parks		
Ventilation system	100%	$250,000			
CAL 1-18 (6), Ping Yuen North			CAL 1-18 (6), Ping Yuen North		
			Boiler replacement	100%	$300,000
			Window replacement	100%	$2,100,000
CAL 1-18 (7), Hayes Valley, Velasco			CAL 1-18 (7), Hayes Valley, Velasco		
Plumbing repairs	100%	$50,000			
CAL 1-18 (10), Woodside Gardens			CAL 1-18 (10), Woodside Gardens		
Ventilation system	100%	$130,000			
CAL 1-18 (13), Mission Dolores			CAL 1-18 (13), Mission Dolores		
Ventilation system	100%	$120,000			
CAL 1-19 (1), 990 Pacific Ave.			CAL 1-19 (1), 990 Pacific Ave.		
			Boiler replacement	100%	$250,000
			Range replacem,ent	100%	$120,000
CAL 1-19 (2), 1750 McAllister St.			CAL 1-19 (2), 1750 McAllister St.		
			Plumbing/heating improvements	100%	$200,000
			Ventilation system	100%	$120,000
CAL 1-20, 3850 18th St.			CAL 1-20, 3850 18th St.		
Fire alarm system	100%	$130,000			
CAL 1-21, 320/330 Clementina St.			CAL 1-21, 320/330 Clementina		
Ventilation system	100%	$250,000			

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement for Year 4 2005			Work Statement for Year 5 2006		
Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
CAL 1-23, 1880 Pine St.			CAL 1-23, 1880 Pine St.		
Ventilation system	100%	$130,000			
CAL 1-27, 350 Ellis St			CAL 1-27, 350 Ellis St		
CAL 1-28, 666 Ellis St			CAL 1-28, 666 Ellis St		
CAL 1-29, 345 Arguello St.			CAL 1-29, 345 Arguello St.		
			Carpeting	100%	$10,000
			Ventilation system		$60,000
CAL 1-30A, 462 Duboce St.			CAL 1-30A, 462 Duboce St.		
Ventilation system	100%	$60,000	Boilers replacement	100%	$80,000
			Heating system upgrades	100%	$50,000
CAL 1-30B, 75-77 Coleridge St.			CAL 1-30B, 75-77 Coleridge St.		
CAL 1-30C, 101-03 Lundys Lane			CAL 1-30C, 101-03 Lundys Lane		
CAL 1-31, 25 Sanchez St.			CAL 1-31, 25 Sanchez St.		
			Boilers replacement	100%	$250,000
			Carpeting	100%	$20,000
			Ventilation system	100%	$120,000
CAL 1-32, 1760 Bush St.			CAL 1-32, 1760 Bush St.		
			Plumbing upgrades	100%	$100,000
CAL 1-33, 275 Thrift			CAL 1-33, 275 Thrift		
CAL 1-34, 4101 Noriega Street			CAL 1-34, 4101 Noriega Street		
			Electrical upgrades	100%	$80,000
			Plumbing upgrades	100%	$90,000
CAL 1-34, 363 Noe St.			CAL 1-34, 363 Noe St.		
Ventilation system	100%	$88,572			

Signature of Executive Director Gregg Fortner, Executive Director X	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date:

Work Statement for Year 4 2005			Work Statement for Year 5 2006		
Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
CAL 1-34, 200 Randolph Street			CAL 1-34, 200 Randolph Street		
CAL 1-34, Great Highway			1-34, Great Highway		
Upgrade heating system	100%	$20,000			
Exterior resurfacing	100%	$80,000			
CAL 1-35, 2698 California Street			CAL 1-35, 2698 California Street		
			Plumbing upgrades	100%	$170,000
CAL 1-36, 227 Bay Street			CAL 1-36, 227 Bay Street		
			Plumbing upgrades	100%	$90,000
			Carpeting	100%	$60,000
			Ventilation system	100%	$70,000
CAL 1-37, 491 31st Ave.			CAL 1-37, 491 31st Ave.		
			Carpeting	100%	$70,000
			Ventilation system	100%	$100,000
CAL 1-39A, 939 Eddy St.			CAL 1-39A, 939 Eddy St.		
			Boilers replacement	100%	$280,000
			Carpeting	100%	$40,000
			Upgrade heating system	100%	$40,000
CAL 1-39B, 951 Eddy St.					
CAL 1-41, 430 Turk St.			CAL 1-41, 430 Turk St.		
			Boilers replacement	100%	$220,000
			Plumbing upgrades	100%	$40,000
			Ventilation system	100%	$120,000
CAL 1-42, San Jule Apts.					
CAL 1-43, Robert B. Pitts			CAL 1-43, Robert B. Pitts		
PHA-Wide			PHA-Wide		
Asbestos/LBP/Toxic substances abate	100%	$500,000	504/ADA improvements		$440,000
ADA Emergency Exit Signage (Phase 1of 3)		$100,000			

Signature of Executive Director
Gregg Fortner, Executive Director
X

Date:

Signature of Public Housing Director/Office of Native Americans Program Administrator
X

Date:

Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

	Work Statement for Year 4 2005			Work Statement for Year 5 2006		
	Development Number/Name/General Descriptio Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description Major Work Category	Quantity	Estimated Costs
	Fees and Costs	100%	$1,260,000	Fees and Costs	100%	$1,260,000
	Administration of CGP (10%)	100%	$1,570,000	Administration of CGP (10%)	100%	$1,570,000
	Operaing Subsidy	100%	$3,140,000	Operaing Subsidy	100%	$3,140,000
	Subtotal of Estimated Cost:		$12,598,572	Subtotal of Estimated Cost:		$12,560,000

Signature of Executive Director Gregg Fortner, Executive Director X	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date:

Five-Year Action Plan
Part III: Supporting Pages
Management Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement	Work Statement for Year 2 2003	Activities		Work Statement for Year 3 2004		
for Year 1 FFY 2002	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs
See Annual Statement	1. Computer Software and equipment upgrade	100%	$50,000	1. Computer Software and equipment upgrade	100%	$50,000
	2. Improve Preventive Maintenance System	100%	$150,000	2. Improve Preventive Maintenance System	100%	$150,000
	3. Improve security	100%	$2,500,000	3. Improve security	100%	$2,500,000
	4. Translation & Interpretation Services	100%	$10,000	4. Translation & Interpretation Services	100%	$10,000
	5. HOPE VI application	100%	$150,000	5. HOPE VI application	100%	$150,000
	6. Legal Costs	100%	$250,000	6. Legal Costs	100%	$250,000
	7. Staff Training	100%	$39,643	7. Staff Training	100%	$39,643
	Subtotal of Estimated Cost:		$3,149,643	Subtotal of Estimated Cost:		$3,149,643

Signature of Executive Director Gregg Fortner, Executive Director X	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date:

Facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

Part III: Supporting Pages
Management Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement	Work Statement for Year 4 2005			Work Statement for Year 5 2006		
for Year 1 FFY 2001	Development Number/Name/General Description of	Quantity	Estimated Costs	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs
See Annual Statement	1. Computer Software and equipment upgrade	100%	$50,000	1. Computer Software and equipment upgrade	100%	$50,000
	2. Improve Preventive Maintenance System	100%	$150,000	2. Improve Preventive Maintenance System	100%	$150,000
	3. Improve security	100%	$2,500,000	3. Improve security	100%	$2,500,000
	4. Translation & Interpretation Services	100%	$10,000	4. Translation & Interpretation Services	100%	$10,000
	5. HOPE VI application	100%	$150,000	5. HOPE VI application	100%	$150,000
	6. Legal Costs	100%	$250,000	6. Legal Costs	100%	$250,000
	7. Staff Training	100%	$39,643	7. Staff Training	100%	$39,643
	Subtotal of Estimated Cost:		$3,149,643	Subtotal of Estimated Cost:		$3,149,643

Signature of Executive Director Gregg Fortner, Executive Director X	Date:	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date:

SAN FRANCISCO HOUSING AUTHORITY
1938

2002 CAPITAL FUND PROGRAM
ANNUAL SUBMISSION

4. 2002 PERFORMANCE AND EVALUATION REPORT

SAN FRANCISCO HOUSING AUTHORITY
1938

4.1 P&ER FOR 1999 COMPREHENSIVE GRANT PROGRAM

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

October 18, 2001

Ms. Catherine D. Lamberg, Director
Troubled Agency Recovery Center (TARC)
U.S. Department of Housing & Urban Development
One Memphis Place
200 Jefferson Avenue, Suite 300
Memphis, TN 38103-2335

SUBJECT: 1999 COMPREHENSIVE GRANT PROGRAM FINAL CLOSE-OUT REPORTS - CA39P00170899

Dear Ms. Lamberg:

Enclosed for your review and approval are an original and two (2) copies of the close-out documents for the 1999 Comprehensive Grant Program (CGP) Funds – **CA39P00170899**. The Authority has completed all activities funded under the 1999 annual CGP grants and has paid all authorized costs. The close-out documents included with this transmittal is as follows:

1. Actual Modernization Cost Certificate (AMCC), HUD-53001
2. Final CGP 1999 Performance and Evaluation Reports, HUD-52837

If you have any questions or need any additional information regarding these close-out documents, please contact Ms. Elizabeth Tang, of my staff at (415) 554-1271.

Sincerely,

Gregg Fortner
Acting Executive Director

RECEIVED
OCT 2 2 2001
MODERNIZATION/CONSTRUCTION

Enclosures
GF:bd:et

Actual Modernization Cost Certificate

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0044 (exp. 04/30/2004)
OMB Approval No. 2577-0157 (exp. 12/31/99)

Comprehensive Improvement Assistance Program (CIAP)
Comprehensive Grant Program (CGP)

Public reporting burden for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Reports Management Officer, Paperwork Reduction Project (2577-0044 and 0157), Office of Information Technology, U.S. Department of Housing and Urban Development, Washington, D.C. 20410-3600. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

Do not send this form to the above address.

This collection of information requires that each Housing Authority (HA) submit information to enable HUD to initiate the fiscal closeout process. The information will be used by HUD to determine whether the modernization grant is ready to be audited and closed out. The information is essential for audit verification and fiscal close out. Responses to the collection are required by regulation. The information requested does not lend itself to confidentiality.

HA Name: SAN FRANCISCO HOUSING AUTHORITY	Modernization Project Number: CA39P00170899

The HA hereby certifies to the Department of Housing and Urban Development as follows:

1. That the total amount of Modernization Cost (herein called the "Actual Modernization Cost") of the Modernization Grant, is as shown below:

A. Original Funds Approved	$ 17,260,486
B. Funds Disbursed	$ 17,260,486
C. Funds Expended (Actual Modernization Cost)	$ 17,260,486
D. Amount to be Recaptured (A–C)	$ 0
E. Excess of Funds Disbursed (B-C)	$ 0

2. That all modernization work in connection with the Modernization Grant has been completed;
3. That the entire Actual Modernization Cost or liabilities therefor incurred by the HA have been fully paid;
4. That there are no undischarged mechanics', laborers', contractors', or material-men's liens against such modernization work on file in any public office where the same should be filed in order to be valid against such modernization work; and
5. That the time in which such liens could be filed has expired.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Signature of Executive Director & Date:

X 10/18/01

For HUD Use Only

The Cost Certificate is approved for audit:

Approved for Audit (Director, Office of Public Housing / ONAP Administrator) X	Date:

The audited costs agree with the costs shown above:

Verified: (Designated HUD Official) X	Date:
Approved: (Director, Office of Public Housing / ONAP Administrator) X	Date:

Instructions for Preparation of Form HUD-53001
Actual Modernization Cost Certificate

Prepare and submit to the HUD Field Office an original and one copy of form HUD-53001 for each terminated or completed modernization program under the Comprehensive Improvement Assistance Program (CIAP) or Comprehensive Grant Program (CGP).

Heading Instructions:

HA Name - Enter the name of the Housing Authority (HA).

Modernization Project Number - Enter the unique 13-digit Modernization Project Number for the grant for which this form is being submitted. This number is the same number as on form HUD-52825, CIAP Budget, or form HUD-52837, Annual Statement, for the same grant.

Line Instructions:

Line 1A, Original Funds Approved - For the identified grant, enter the total Modernization funds originally approved by HUD through a Modernization Amendment to the Consolidated Annual Contributions Contract(s).

Line 1B, Funds Disbursed - For the identified grant, enter the total funds disbursed by HUD. This amount may never exceed the amount on line 1A.

Line 1C, Funds Expended - For the identified grant, enter the total funds expended (total cash disbursed) by the HA. This amount may never exceed the amount on line 1A.

Line 1D, Amount To Be Recaptured (A minus C) - For the identified grant, enter the amount to be recaptured by subtracting line 1C from line 1A.

Line 1E, Excess of Funds Disbursed (B minus C) - For the identified grant, enter the excess of funds disbursed by subtracting line 1C from line 1B; this is the amount to be remitted by the HA to HUD. If line 1C is greater than line 1B, enter the figure in brackets; this is the amount of funds owed by HUD to the HA.

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part I: Summary
Comprehensive Grant Program (CGP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name		Comprehensive Grant Number	FFY of Grant Approval
SAN FRANCISCO HOUSING AUTHORITY	1999 COMP GRANT	CA39P00170899	1999

Original Annual Statement ☐ Reserve for Disasters/Emergencies ☒ Revised Annual Statement/Revision Number __FINAL__ ☒ Performance & Evaluation Report 8/31/01

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy				
3	1408 Management Improvement	$3,154,045	$3,024,029	3,024,029	3,024,029
4	1410 Administration	$1,731,048	$1,731,048	1,731,048	1,731,048
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$746,627	$920,901	$920,901	$920,901
8	1440 Site Acquisition				
9	1450 Site Improvement	$104,443	$49,599	49,599	49,599
10	1460 Dwelling Structures	$11,289,650	$11,272,502	11,272,502	11,272,502
11	1465.1 Dwelling Equipment - Nonexpendable	$82,923	$82,923	$82,923	$82,923
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	$120,900	$148,192	148,192	148,192
14	1495.1 Relocation Cost	$31,351	$31,292	31,292	31,292
15	1490 Replacement Reserve				
16	1498 Mod Used for Development				
17	1502 Contingency (may not exceed 8% of line 18)	$0	$0	0	0
18	Amount of Annual Grant (Sum of lines 2-17)	$17,260,486	$17,260,486	$17,260,486	$17,260,486
19	Amount of line 18 Related to LBP Activities	$62,554	27,992	27,992	27,992
20	Amount of line 18 Related to Section 504 Compliance	$1,462,854	853,945	853,945	853,945
21	Amount of line 18 Related to Security	$2,206,480	2,207,220	2,207,220	2,207,220
22	Amount of line 18 Related to Energy Conservation Measures	$178,754	98,546	98,546	98,546

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X Gregg 10/18/01 Gregg Fortner, Acting Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X	1- To be completed for the Performance and evaluation report or a Revised Annual Statement 2- To be completed for the Performance and Evaluation Report

GL information as of 9/30/01 Close-out

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
Comprehensive Grant Program (CGP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-1, Holly Courts	1. 504/ADA upgrades to five units, ramps, accessibility to common spaces (FA)	1460	100%	146,131	146,131	146,131	146,131	Complete
	2. Roofing & Waterproofing	1460	100%	114,665	114,665	114,665	114,665	Complete
1-2, Potrero Terrace	1. 504/ADA Compliance. Ramps (FA)	1460	100%	45,769	44,873	44,873	44,873	Complete
	2. Fire Damaged Apts	1460	100%	78,537	75,740	75,740	75,740	Complete
	3. Asbestos abatement	1460	100%	25,148	25,148	25,148	25,148	Complete -F/A
	4. Abate lead	1460	100%	1,022	1,022	1,022	1,022	Complete -F/A
	5. Hardwired Smoke detectors	1460	100%	6,633	0	0	0	Emergency Fund
	6. HQS Compliance	1460	100%	284,033	284,033	284,033	284,033	Complete -F/A
	7. HQS Interior Improvement	1460	100%	52,936	52,936	52,936	52,936	Complete -F/A
1-3, Sunnydale	1. Power Poles	1450	100%	10,265	10,265	10,265	10,265	Complete -F/A
	2. Landscaping	1450	100%	3,204	3,204	3,204	3,204	Complete -F/A
	3. Hardwired smoke detectors	1460	100%	544,367	0	0	0	Transfer to Emergency
	4. 504/ADA Compliance	1460	100%	110,000	110,123	110,123	110,123	Complete
	5. Fire Unit repair	1460	100%	190,511	189,308	189,308	189,308	Complete
	6. HQS Compliance	1460	100%	547,266	547,266	547,266	547,266	Complete -F/A
	7. HQS Interior Improvement	1460	100%	538,431	538,616	538,616	538,616	Complete -F/A
1-8, Westside Courts	1. 504/ADA Compliance. 7 Accessible units, ramps. (FA)	1460	100%	63,598	63,591	63,591	63,591	In progress - F/A

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GL Information as of 9/30/01

Facsimile of form HUD-52837 (01/05/95)
ref Handbook 7485 3

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
Comprehensive Grant Program (CGP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-9, Westbrook	1. 504/ADA Compliance	1460	100%	11,723	11,723	11,723	11,723	Complete -F/A
	2. HQS Compliance	1460	100%	2,730	2,730	2,730	2,730	Complete -F/A
	3. HQS interior improvement	1460	100%	6,135	6,135	6,135	6,135	Complete -F/A
1-10, Potrero Annex	1. Interior LBP abatement (FA)	1460	100%	3,719	3,719	3,719	3,719	Complete - F/A
	2. Interior asbestos abatement (FA)	1460	100%	3,586	3,586	3,586	3,586	Complete - F/A
	3. 540/ADA compliance, ramps to units.(FA)	1460	100%	6,280	6,278	6,278	6,278	Complete - F/A
	4. Fire Unit repair	1460	100%	1,164	1,164	1,164	1,164	Complete by F/A
	5. HQS Compliance	1460	100%	529,233	529,233	529,233	529,233	Complete by F/A
	6. HQS Interior Improvement	1460	100%	1,766,306	1,743,277	1,743,277	1,743,277	Complete by F/A.
1-14, Valencia Gardens	1. 504/ADA compliance. Gates	1450	100%	9,670	9,620	9,620	9,620	Complete -F/A
	2. Consultant to Dev. Master Plan	1408	100%	2,555	2,555	2,555	2,555	Complete -F/A
	3. Security Gates	1450	100%	5,477	6,158	6,158	6,158	Complete -F/A
	4. Abate Asbestos	1460	100%	21,339	21,339	21,339	21,339	Complete -F/A
1-15, Ping Yuen	1. 504/ADA compliance	1460	100%	31,498	30,504	30,504	30,504	Complete - F/A

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Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-16, Alemany	1. HQS Interior improvement	1460	100%	3,342	3,342	3,342	3,342	Complete -F/A
1-17A, Hunter's Point (West)	1. 504/ADA compliance	1460	100%	15,145	15,080	15,080	15,080	Complete -F/A
	2. Fire damaged apartments	1460	100%	4,521	4,341	4,341	4,341	Complete -F/A
	3. HQS compliance	1460	100%	733,060	733,060	733,060	733,060	Complete -F/A
	4. HQS interior uimprovement	1460	100%	70,403	70,403	70,403	70,403	Complete -F/A
1-17B, Hunter's Point (East)	1. 504/ADA compliance							
1-18 (3), Hunter's View	1. HQS Compliance	1460	100%	400,067	400,067	400,067	400,067	Complete -F/A
	2. HQS Interior improvement	1460	100%	55,840	55,840	55,840	55,840	Complete -F/A
1-18(4), Alice Griffith	1. Hot water and heating lines @ 4 locations	1460	100%	5,358	5,358	5,358	5,358	Complete - F/A
	2. Fire Damaged Apts	1460	100%	143,642	143,393	143,393	143,393	Complete - F/A
	3. Sidewalk & street concrete repairs (FA)	1450	100%	12,800	12,800	12,800	12,800	Complete - F/A
	4. 504/ADA compliance	1460	100%	39,865	39,383	39,383	39,383	Complete - F/A
	5. HQS compliance	1460	100%	139,630	139,630	139,630	139,630	Complete - F/A
	6. HQS Interior Improvement	1460	100%	26,153	26,153	26,153	26,153	Complete - F/A

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Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-18(6), PingYuen North	1. Roofing and Waterproofing (A/E)	1430	100%	1,266	1,266	1,266	1,266	Complete - Contract
	2. Security Fencing	1450	100%	6,313	6,313	6,313	6,313	Complete
	3. Laundry Facility	1460	100%	2,602	2,602	2,602	2,602	Complete - F/A
	4. Roofing & Waterproofing	1460	100%	74,096	74,079	74,079	74,079	Complete
1-19 (1), 990 Pacific	1. Two Boilers Replacement	1460	100%	0	0	0	0	Revised line item
	2. 504/ADA compliance	1460	100%	2,688	2,688	2,688	2,688	Complete - F/A
	3. HQS Compliance	1460	100%	14,601	14,512	14,512	14,512	Complete - F/A
1-28, 666 Ellis St.	1. Trash compactor room door enlarg.(FA)	1460	100%	5,882	5,882	5,882	5,882	Complete - F/A
	2. 504 /ADA compliance	1460	100%	3,585	3,466	3,466	3,466	Complete - F/A
	3. HQS Compliance	1460	100%	294	291	291	291	Complete - F/A
1-39B, 951 Eddy St.	1. Rehabilitate Fire Damaged Building	1460	100%	2,734,424	3,349,816	3,349,816	3,349,816	Refer to CFP Fund
	2. 504/ADA compliance	1460	100%	827	827	827	827	Refer to CFP Fund
	3. Alarm System	1460	100%	0	0	0	0	Refer to CFP Fund
	4. HQS Compliance	1460	100%	108	108	108	108	Refer to CFP Fund
1-43, R. B. Pitts	1. 504/ADA compliance. Units (FA)	1460	100%	38,351	38,259	38,259	38,259	Complete - F/A

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				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-18(5) Rosa Parks	1. HQS compliance	1460	100%	2,505	2,505	2,505	2,505	Complete - F/A
1-18(1) JFK Towers	1. Asbestos removal	1460	100%	1,389	1,389	1,389	1,389	Complete
	2. 504/ADA compliance	1460	100%	1,130	1,130	1,130	1,130	Complete - F/A
	3. HQS Compliance	1460	100%	25,272	25,248	25,248	25,248	Complete - F/A
1-18(13) Mission Dolores	1. 504/ADA compliance	1460	100%	18,657	18,582	18,582	18,582	Complete - F/A
	2. HQS compliance	1460	100%	3,910	3,908	3,908	3,908	Complete - F/A
1-18(10) Woodside Garden	1. 504/ADA compliance	1460	100%	18,616	18,616	18,616	18,616	Complete - F/A
	2. HQS compliance	1460	100%	25,122	25,122	25,122	25,122	Complete - F/A
1-36 227 Bay Street	1. 504/ADA compliance	1460	100%	16,195	16,195	16,195	16,195	Complete - F/A
	2. Rehab Elevator	1460	100%	10,610	10,610	10,610	10,610	Complete - F/A
	3. Windows replacement	1460	100%	40,201	40,201	40,201	40,201	Complete - F/A
	4. HQS Compliance	1460	100%	317	317	317	317	Complete - F/A
	5. Painting/Waterproofing	1460	100%	30,793	30,793	30,793	30,793	Complete - F/A
1-27 350 Ellis Street	1. 504/ADA compliance	1460	100%	5,790	5,681	5,681	5,681	Complete by F/A
	2. HQS Compliance	1460	100%	280	269	269	269	Complete by F/A
1-20 Eighteenth Street	1. 504/ADA compliance	1460	100%	17,276	17,276	17,276	17,276	Complete - F/A
	2. HQS Compliance	1460	100%	10,743	10,691	10,691	10,691	Complete - F/A
1-30A Duboce Street	1. 504/ADA compliance	1460	100%	44,539	44,447	44,447	44,447	Complete - F/A
	2. HQS compliance	1460	100%	7,661	7,661	7,661	7,661	Complete - F/A

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				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-21 Clementina Towers	1. Legal Fees	1410	100%	5,000	5,000	5,000	5,000	Complete
	2. 504/ADA compliance	1460	100%	44,140	44,512	44,512	44,512	Complete - F/A
	3. HQS Compliance	1460	100%	411,945	411,863	411,863	411,863	Complete - F/A
1-32 Bush Street	1. 504/ADA compliance	1460	100%	8,776	8,658	8,658	8,658	Complete - F/A
	2. HQS Compliance	1460	100%	162	162	162	162	Complete - F/A
1-23 Pine Street	1. 504/ADA compliance	1460	100%	7,767	7,753	7,753	7,753	Complete by F/A
	2. HQS Compliance	1460	100%	16	16	16	16	Complete by F/A
1-34 Noe Street	1. 504/ADA compliance	1460	100%	1,295	1,295	1,295	1,295	Complete - F/A
	2. HQS compliance	1460	100%	1,543	1,518	1,518	1,518	Complete - F/A
1-35A California Street	1. 504/ADA Compliance	1460	100%	51,530	50,819	50,819	50,819	Complete - F/A
	2. HQS compliance	1460	100%	37,980	37,898	37,898	37,898	Complete - F/A
1-31 Sanchez Street	1. 504/ADA compliance	1460	100%	29,818	29,518	29,518	29,518	Complete - F/A
	2. HQS compliance	1460	100%	4,760	4,750	4,750	4,750	Complete - F/A
1-29 Arguello	1. 504/ADA compliance	1460	100%	6,200	6,200	6,200	6,200	Complete - F/A
	2. HQS compliance	1460	100%	15,794	15,794	15,794	15,794	Complete - F/A
1-37 Thirtyfirst Ave	1. 504/ADA compliance	1460	100%	2,888	2,888	2,888	2,888	Complete - F/A
	2. HQS Compliance	1460	100%	18,952	18,952	18,952	18,952	Complete - F/A

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10/18/01

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Signature of Public Housing Director/Office of Native American

Programs Administrator and Date

X

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				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
1-19(2) McAllister St	1. 504/ADA compliance	1460	100%	1,157	1,157	1,157	1,157	Complete - F/A
	2. HQS compliance	1460	100%	187	179	179	179	Complete - F/A
1-39(A) 939 Eddy Street	1. 504/ADA compliance	1460	100%	36,728	43,281	43,281	43,281	Complete by F/A
	2. HQS compliance	1460	100%	60,786	48,888	48,888	48,888	Complete by F/A
	3. Fire Damaged Apts	1460	100%	50,461	60,701	60,701	60,701	Complete by F/A
1-41 430 Turk Street	1. 504/ADA compliance	1460	100%	3,189	3,189	3,189	3,189	Complete by F/A
	2. HQS Compliance	1460	100%	3,327	3,327	3,327	3,327	Complete by F/A
Managements Improvements	1. Improve Preventive Maintenance system	1408	100%	715,780	617,678	617,678	617,678	Complete by F/A
	2. Economic devel. training program	1408	100%	552	552	552	552	Complete
	3. Improve security	1408	100%	2,207,220	2,207,220	2,207,220	2,207,220	Complete
	4. Translation and Interpretation Services	1408	100%	755	755	755	755	Complete
	5. Department of Diversity and Training	1408	100%	5,207	5,207	5,207	5,207	Complete
	6. Legal counsel	1408	100%	189,429	189,429	189,429	189,429	Complete
	7. Resident services provider	1408	100%	633	633	633	633	Complete
	Management Improvement Total	1408		$3,119,576				

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				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
Administration	Administration of CGP (@ 10% of Total Grant)	1410	100%	1,726,048	1,726,048	1,726,048	1,726,048	Complete
Fees & Costs	In-house/consultant design (@ 7% of Total Grant)	1430	100%	861,361	919,635	919,635	919,635	Complete
Contingency	Construction Contingency (@ 3% of Total Grant)	1502	100%	0	0	0	0	
PHA Wide	LBP Testing	1460	As Req.	0	0	0	0	
	LBP abatement (FA)	1460	As Req.	22,627	23,250	23,250	23,250	
	Asbestos Testing	1460	As Req.	0	0	0	0	
	Asbestos Abatement (FA)	1460	As Req.	74,629	74,629	74,629	74,629	Complete
	504/ADA Compliance. Reasonable accomm.	1460	As Req.	10,203	10,203	10,203	10,203	Complete
	New Appliances	1465	As Req.	82,923	82,923	82,923	82,923	Complete
	Fire Unit repair (FA)	1460	As Req.	0	0	0	0	
	Hazard Testing	1430	As Req.	0	0	0	0	
	Sidewalk repair/replacement (FA)	1450	As Req.	0	0	0	0	
	Playgrounds repairs/replacement (FA)	1450	As Req.	10,859	10,859	10,859	10,859	Complete
	Hardwire smoke detector installation (FA)	1460	17 sites	0	0	0	0	
	HQS Compliance	1460	As Req.	389,175	389,121	389,121	389,121	Complete

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				Original	Revised (1)	Funds Obligated (2)	Funds Expended(2)	
Nondwelling Equipment/ Structure	1. Purchase and operation of vehicles to run the Comprehensive Grant Program	1475	100%	59,537	59,537	59,537	59,537	Complete by F/A
	2. Computer Hardware	1475	100%	77,816	77,916	77,916	77,916	Complete
	3. Furniture & Equipment	1475	As Req.	10,739	10,739	10,739	10,739	Complete
Relocation	1. Relocation	1495	As Req.	31,292	31,292	31,292	31,292	Complete
				17,260,486	17,260,486	17,260,486	17,260,485	

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Part III: Implementation Schedule
Comprehensive Grant Program (CGP)

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Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
1. 504/ADA upgrades to five units, ramps, accessibility to common spaces (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	8/31/01	Complete
2. Roofing & Waterproofing	0	3/31/00	3/31/01	0	3/31/01	8/31/01	Complete
1-2, Potrero Terrace							
1. 504/ADA Compliance. Ramps (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. Fire Damaged Apts	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	8/31/01	Complete - F/A
3. Asbestos abatement	0	6/30/00	6/30/00	0	6/30/00	6/30/00	Complete - F/A
4. Abate lead	0	3/31/01	3/31/01	0	3/31/01	3/31/01	Complete - F/A
5. Hardwired Smoke detectors	0	3/31/01	3/31/01	0	3/31/01	8/31/01	Complete - F/A
6. HQS Compliance	0	3/31/01	3/31/01	0	3/31/01	3/31/01	Complete - F/A
7. HQS Interior Improvements	0	3/31/01	3/31/01	0	3/31/01	3/31/01	Complete - F/A

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-3 Sunnydale							
1. Sidewalk & Street concrete repairs (FA)	3/31/01	0	0	9/30/02	0	0	Ref: Emergency Fund
2. Power Poles	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
3. Landscaping	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
4. Hardwired smoke detectors	3/31/01	3/31/01	8/31/01	3/31/01	3/31/01	8/31/01	Ref: Emergency Fund
5. 504/ADA Compliance	3/31/01	3/31/01	8/31/01	3/31/01	3/31/01	8/31/01	Complete - F/A
6. Fire Unit Repair	3/31/01	3/31/01	8/31/01	3/31/01	3/31/01	8/31/01	Complete - F/A
7. HQS Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
8. HQS Interior Improvement	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
1-8 Westside Courts							
1. 504/ADA Compl. 7 Access. units, ramps. (FA)	3/31/01	6/30/01	8/31/01	9/30/02	6/30/01	8/31/01	Complete
2. Water main and sewer improvements.	3/31/01	0	0	9/30/02	0	0	Revised line item
1-9 Westbrook							
1. Decks repair /replacement (FA)	3/31/01	0	0	9/30/02	0	0	Revised line item
2. Sewer upgrades	3/31/01	0	0	9/30/02	0	0	Revised line item
3. 504/ADA Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
4. HQS Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
5. HQS Interior Improvements	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-10 Potrero Annex							
1. Interior LBP abatement (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. Interior asbestos abatement (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
3. High voltage upgrades	3/31/01	0	0	9/30/02	0	0	Revised line item
4. 540/ADA compliance, ramps to units.(FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
5. 504/ADA compl., ramps to childcare and common spaces (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
6. Sidewalk &street concrete repairs (FA)	3/31/01	0	0	9/30/02	0	0	Revised line item
7. Fire Unit repair	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
8. HQS Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
9. HQS Interior Improvement	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
1-14, Valencia Gardens							
1. 504/ADA compliance. Gates	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. Consultant to Dev. Master Plan	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
3. Security Gates	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
1-15, Ping Yuen							
1. New Entry System	3/31/01	0	0	9/30/02	0	0	Revised line item
2. 504/ADA Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A

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Signature of Executive Director and Date X 10/18/01 Gregg Fortner, Acting Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X

Part III: Implementation Schedule
Comprehensive Grant Program (CGP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-16 Alemany							
1. Transformer replacement	3/31/01	0	0	9/30/02	0	0	Revised line item
2. 504/ADA compliance. Ramps (FA)	3/31/01	0	0	9/30/02	0	0	Revised line item
3. Sidewalk & street concrete repairs (FA)	3/31/01	0	0	9/30/02	0	0	Revised line item
4. HQS Interior Improvement	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
1-17A, Hunter's Point							
1. Sidewalk & street concrete repairs (FA)	3/31/01	0	0	9/30/02	0	0	Revised line item
2. 504/ADA Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
3. Fire Damaged apartments	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
4. HQS Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
5. HQS Interior Improvement	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
1-17B, Hunter's Point (East)							
1. 504/ADA compliance	0	0	0	0	0	0	Revised line item
1-18 (3), Hunter's View							
1. YAP. Four new Buildings	3/31/01	0	0	9/30/02	0	0	Transfer to Yr 2000
2. HQS Compliance	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A
3. HQS Interior Improvement	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	3/31/01	Complete - F/A

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U.S. Department of Housing
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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-18(4), Alice Griffith							
1. Hot water and heating lines @ 4 locations	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. Asbestos removal for work item #1.	3/31/01	0	0	9/30/02	0	0	Revise line item
3. Modify site entry and guard booth	3/31/01	0	0	9/30/02	0	0	Revise line item
4. Playground access compliance	3/31/01	0	0	9/30/02	0	0	Transfer to Yr 2000
5. Sidewalk & street concrete repairs (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
6. Fire damaged units	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
7. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
8. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
9. HQS Interior Improvement	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-18(6), PingYuen North							
1. 504/ADA Compl. Common Spaces (FA)	3/31/01	0	0	9/30/02	0	0	Revise line item
2. 504/ADA Compl. Units (FA)	3/31/01	0	0	9/30/02	0	0	Revise line item
3. Roofing and Waterproofing (A/E)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Work complete
4. Security Fencing	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	8/31/01	Complete
5. Laundry Facility	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Completed by F/A
6. Roofing and Waterproofing	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - Contract
1-18(7), H.Valley Velasco							
1. Balconies repair (FA)	3/31/01	0	0	9/30/02	0	0	Revise line item
2. LBP removal	3/31/01	0	0	9/30/02	0	0	Revise line item

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facsimile of form HUD-52834 (01/05/95)
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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-19 (1), 990 Pacific Ave.							
1. Two Boilers Replacement	3/31/01	0	0	9/30/02	0	0	Revise line item
2. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - Contract
3. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - Contract
1-28, 666 Ellis St.							
1. Trash compactor room door enlarg.(FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - Contract
2. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - Contract
3. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - Contract
1-39B, 951 Eddy Street							
1. Rehabilitate Fire Damaged Building	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	8/31/01	Complete
2. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	8/31/01	Complete
3. Alarm System	3/31/01	0	0	9/30/02	0	0	Revise line item
4. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	8/31/01	Complete
1-43, R. B. Pitts							
1. 504/ADA compliance. Units (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. Fire alarm/smoke detectors impr.	3/31/01	0	0	9/30/02	0	0	Transfer to Yr 2000

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-18(5) Rosa Parks							
1. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-18(1) JFK Tower's							
1. Asbestos removal	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
3. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-18(13) Mission Dolores							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-18(10) Woodside Gardens							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-36 227 Bay Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. Rehab Elevator	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
3. Windows replacement	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
4. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
5. Painting/Waterproofing	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-27 350 Ellis Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-20 Eighteenth Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-30A Duboce Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-21 Clementina Towers							
1. Legal Fees	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Completed
2. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
3. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-32 Bush Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-23 Pine Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-34 Noe Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-35A California Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-31 Sanchez Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-29 Arguello							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-37 Thirtyfirst Ave							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-19(2) McAllister St							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-39(A) 939 Eddy Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
1-41 430 Turk Street							
1. 504/ADA compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
2. HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete - F/A
Management Improvement							
1. MIS Hardware and Software upgrade	3/31/01	0	0	9/30/02	0	0	Revise line item
2. Improve Preventive Maintenance system	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Completed by staff
3. Economic devel. training program	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Completed by staff
4. Improve security	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
5. Translation and Interpretation Services	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
6. Department of Diversity and Training	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
8. Legal counsel	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
9. Resident services provider	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Administration							
Administration of CGP (@ 10% of Total Grant)							
Fees and Costs							
In-house/consult.design (@ 7% of Total Grant)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Contigency							Revised line item
Construction Contingency (@3% of Total Grant)							

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
PHA Wide							
LBP Testing	3/31/01	0	0	9/30/02	0	0	Revised line item
LBP abatement (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Asbestos Testing'	3/31/01	0	0	9/30/02	0	0	
Asbestos Abatement (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
504/ADA Compliance. Reasonable accomm.	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
New Appliances	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Fire Unit repair (FA)	3/31/01	0	0	9/30/02	0	0	Transfered to as needed
Hazard Testing	3/31/01	0	0	9/30/02	0	0	Included in Fees & Costs
Sidewalk repair/replacement (FA)	3/31/01	0	0	9/30/02	0	0	Revised line item
Playgrounds repairs/replacement (FA)	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Hardwire smoke detector installation (FA)	3/31/01	0	0	9/30/02	0	0	Ref: Emergency Fund
HQS Compliance	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Nondwelling Equipment/Structure							
1. Purchase and operation of vehicles to run the Comprehensive Grant Program	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
2. Computer Hardware	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
3. Furniture & Equipment	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete
Relocation							
1. Relocation	3/31/01	3/31/01	3/31/01	9/30/02	3/31/01	3/31/01	Complete

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date
X 10/18/01
Gregg Fortner, Acting Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator and Date
X

GL information as of 9/30/01

SAN FRANCISCO HOUSING AUTHORITY
1938

4.2 P&ER FOR 2000 CAPITAL FUND (EMERGENCY) PROGRAM

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part I: Summary
2000 Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name **SAN FRANCISCO HOUSING AUTHORITY**	**2000 Emergency Reserve Funds**			Comprehensive Grant Number **CA39P00170900**	FFY of Grant Approval **2000**
☐ Original Annual Stateme	☒ Reserve for Disasters/Emergencies	☒ Revised Annual Statement/Revision Number 1		☒ Performance & Evaluation Report as of 3/31/02	
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-Emergency Reserve Funds				
2	1406 Operating Subsidy	$ -			
3	1408 Management Improvement	$ -			
4	1410 Administration	$ 2,219,749	$ 2,219,749	$ 2,219,749.00	$ 2,219,749.00
5	1411 Audit	$ -			
6	1415 Liquidated Damages	$ -			
7	1430 Fees and Costs	$ 1,683,118	$ 1,599,328	$ 1,599,328.00	$ 1,348,554.00
8	1440 Site Acquisition	$ -			
9	1450 Site Improvement	$ 3,170,901	$ 2,146,467	$ 2,146,467.00	$ 2,146,467.00
10	1460 Dwelling Structures	$ 14,798,089	$ 16,231,953	$ 16,231,953.00	$ 15,426,449.00
11	1465.1 Dwelling Equipment - Nonexpendable	$ -			
12	1470 Nondwelling Structures	$ -			
13	1475 Nondwelling Equipment	$ -			
14	1495.1 Relocation Cost	$ -			
15	1490 Replacement Reserve	$ -			
16	1498 Mod Used for Development	$ -			
17	1502 Contingency (may not exceed 8% of line 18)	$ 325,640	$ -	0	0
18	**Amount of Annual Grant (Sum of lines 2-17)**	$ 22,197,497	$ 22,197,497	$ 22,197,497	$ 21,141,219
19	Amount of line 18 Related to LBP Activities	$ -			
20	Amount of line 18 Related to Section 504 Compliance	$ -			
21	Amount of line 18 Related to Security	$ -			
22	Amount of line 18 Related to Energy Conservation Measures	$ -			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X	1- To be completed for the Performance and evaluation or a Revised Annual Statement 2- To be completed for the Performance and Evaluation Report

2000 Annual Statement

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:

Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-2, Potrero Terrace	1. Roofing & Waterproofing	1460	As Req.	$ 1,491,751	2,695,859	2,695,859	2,377,458	**Work in progress.** Add $28,667 from Potrero Terrace smoke detectors. Add $198,359 from Potrero Terrace roofing. Add $206,383 from Potrero Terrace sewer. Add $60,000 from Potrero Annex sidewalk. Add $8,946 from Potrero Annex smoke detectors. Add $701,753 from Hunters Point sewer.
	2. Sidewalk Repair	1450	As Req.	$ 60,000	0	0	0	Transfer $29,621 to Alice Griffith Sewers, $17,949 to Sunnydale sidewalk repair and $12,430 to Westbrook roofing.
	3. Boilers	1460	As Req.	$ 350,000	151,641	151,641	151,641	Contract Terminated. Transfer $198,359 to Potrero Terrace roofing and waterproofing.
	4. Sewer & Waterlines	1450	As Req.	$ 1,800,000	1,593,617	1,593,617	1,585,266	Work completed- Transfer $206,383 to Potrero Terrace roofing.
	5. Hardwired Smoke Detectors	1460	As Req.	$ 333,781	305,114	305,114	305,114	Transfer $28,667 to Potrero Terrace roofing/
CAL 1-3, Sunnydale	1. Roofing	1460	As Req.	$ 2,968,906	2,950,031	2,950,031	2,745,034	Work completed. Transfer $15,593 to Sunnydale smoke detectors, and $3,282 to Alice Griffith roofing.
	2. Sidewalk Repair	1450	As Req.	$ 100,000	117,949	117,949	117,949	Work completed. Add $17,949 from Potrero Terrace sidewalk repair
	3. Smoke Detectors	1460	As Req.	$ -	663,230	663,230	663,230	Work Completed. Add $48,223 from Hunters Point sewer lines, $61,724 from PHA wide smoke detectors, $385,050 from Rosa Park roofing, and $98,588 from Ping Yuen roofing.
CAL 1-9, Westbrook	1. Roofing & Waterproofing	1460	As Req.	$ 1,262,910	1,452,728	1,452,728	1,452,728	Work completed. Add $12,430 from Potrero Terrace sidewalk repair, $5,798 from Westbrook sidewalk repair, $140,494 from Hunters Point roofing and $31,096 from Ping Yuen roofing.
	2. Sidewalk Repair	1450	As Req.	$ 25,000	19,202	19,202	19,202	Work completed. Transfer $5,798 to Westbrook roofing.
CAL 1-10, Potrero Annex	1. Sidewalk Repair	1450	As Req.	$ 60,000	0	0	0	Transfer $60,000 to Potrero Terrace roofing.
	2 Smoke Detectors	1460	As Req.	$ 128,400	119,454	119,454	116,796	Add $86,693 from Potrero Annex smoke detectors -Labor, and $32,761 from Potrero Annex smoke detectors-Materials.
CAL 1-17A, Hunter's Point	1. Roofing	1460	As Req.	$ 841,000	700,506	700,506	700,506	Work completed. Transfer $140,494 to Westbrook roofing.
	2 Sewer & Waterlines	1450	As Req.	$ 950,901	200,925	200,925	198,448	Work completed- Transfer $701,753 to Potrero Terrace roofing and $48,223 to Sunnydale smoke detectors.
CAL 1-18 (1) JFK Towers	1 Roofing & Waterproofing	1460	As Req	$ 234,150	298,787	298,787	295,902	Work completed. Add $64,637 from JFK boilers.
	2 Boiler	1460	As Req	$ 233,493	0	0	0	Work Item forwarded to 711 CFP. Transfer $64,637 to JFK roofing and $168,856 to Alice Griffith roofing.

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report

Signature of Executive Director X **Gregg Fortner, Executive Director**	Date	Signature of Public Housing Director/Office of Native American Programs Administrator x	Date:

2000 Annual Statement

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

Part II:

Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-18 (3), Hunter's View	1. Roofing & Waterproofing	1460	As Req.	$ 750,000	771,756	771,756	771,756	Work completed. Add $21,756 from Ping Yuen roofing.
	2. Sidewalk Repair	1450	As Req.	$ 100,000	108,085	108,085	108,085	Work completed. Add $8,085 from Ping Yuen roofing
CAL 1-18 (4), Alice Griffith	1. Roofing	1460	As Req.	$ 1,670,000	2,969,152	2,965,871	2,497,277	**Work in progress.** Add $410,123 fro Ping Yuen roofing, $168,856 from JFL boilers, $6,972 from Woodside roofing, $10,300 from Thrift roofing, $56,177 from 18th St. roofing, $204,053 from 18th St. boilers, $40,354 from Pine roofing, $33,913 from Noe roofing, $1,841 from California roofing, $25,436 from Robert Pitts alarm, $334,564 from A/E, and $3,282 from Sunnydale roofing.
	2. Sidewalk Repair	1450	As Req.	$ 75,000	76,643	76,643	76,642	Work completed. Add $1,643 from ping Yuen roofing.
	3. Sewer Lines	1450	As Req.	$ -	41,495	41,495	41,495	Work completed. Add $11,874 from Ping Yuen roofing and $29,621 from Potrero Terrace sidewalk repair.
CAL 1-18 (5), Rosa Parks	1. Roofing	1460	As Req.	$ 591,818	206,768	206,768	206,768	Roofing work completed, transfer $385,050 to Sunnydale smoke detectors.
CAL 1-18 (6), Ping Yuen North	1. Waterproofing	1460	As Req.	$ 921,600	284,384	284,384	284,384	Transfer $98,588 to Sunnydale smoke detectors-Labor, $54,052 to Sunny dale smoke detectors-Materials, $31,096 to Westbrook roofing, $8,085 to Hunters View sidewalk repair, $21,756 to Hunters View roofing, $11,874 to Alice Griffith sewer, $1,642 to Alice Griffith sidewalk repair, and $410,123 to Alice Griffith roofing
CAL 1-18 (10), Woodside Gardens	1. Roofing & Waterproofing	1460	As Req.	$ 289,000	282,029	282,029	282,029	Transfer $6,972 to Alice Griffith roofing.
CAL 1-20, 3850 18th Street	1. Roofing	1460	As Req.	$ 363,500	331,046	331,046	297,415	Work completed. Transfer $56,177 to Alice Griffith roofing.
	2. Boiler	1460	As Req.	$ 227,777	0	0	0	Transfer $16,380 to 18th St. Boilers, 7,344 to 18th St. roofing, and $204, 053 to Alice Griffith roofing.
CAL 1-21, Clementina Towers	1. Roofing	1460	As Req.	$ 72,945	217,853	217,853	217,853	Work completed. Add $144,408 from 666 Ellis St. roofing and $500 from Pine St. roofing.
CAL 1-23, Pine Street	1. Roofing	1460	As Req.	$ 885,057	841,402	841,402	841,402	Transfer $2,801 to Duboce St. roofing, $500 to Clementina St. roofing, and $40,354 to Alice Griffith roofing.
CAL 1-28, 666 Ellis Street	1. Roofing & Waterproofing	1460	As Req.	$ 328,408	184,000	184,000	173,200	**Work in progress.** Transfer $144,408 to Clementina roofing.
CAL 1-30, 462 Duboce Street	1. Roofing	1460	As Req.	$ 396,640	399,441	399,441	397,260	Work completed. Add $2,801 from Pine St. roofing.
CAL 1-33, Thrift Street	1. Roofing	1460	As Req.	$ 10,300	0	0	0	Work item forwarded to 711 CFP. Transfer $10,300 to Alice Griffith roofing.
CAL 1-34, 363 Noe Street	1. Roofing & Waterproofing	1460	As Req.	$ 199,428	165,515	165,515	165,515	Work completed. Transfer $33,913 to Alice Griffith roofing.
	2. Boiler	1460	As Req.	$ 20,773	20,773	20,773	19,470	Work completed. Transfer$18656 to Potrero Terrace roofing and $11,874 "to A. Griffith sewer.

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Stat(2)To be Completed for the Performance and Evaluation Report.

Signature of Executive Director Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator Date: x

2000 Annual Statement

Part II:

Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-35, California Street	1. Roofing & Waterproofing	1460	As Req.	$ 463,273	461,432	461,432	461,432	Work completed. Transfer $1,841 to Alice Griffith roofing.
CAL 1-43 Pitts Plaza	1. Alarm System			$ 27,095	1,659	1,659	1,623	JE $36.46 from PHA Wide alarm. Transfer $25,436 to Alice Griffith roofing.
Contingency	1. Construction Contingency	1502	As Req	$ -	0	0	0	
	Physical Improvement Total Sub-Total			$ 18,232,906	$ 18,632,476	$ 18,629,195	$17,572,879	
Management Management's	Not Applicable	1408	0%	$ -				
	agement Improvement Total Sub-Total	1408	0%	$ -				
Administration	Administration of Emergency Reserve F	1410	As Req.	$ 2,219,749	2,219,749	2,219,749	2,219,749	Completed
Fees & Costs	Architects & Engineers	1430	As Req.	$ 1,683,118	1,345,272	1,345,272	1,348,554	Works completed. Transfer $337,846 to Alice Griffith roofing.
PHA Wide	Hardwire smoke detector installation	1460	As Req.	$ 61,724	0	0	36	Transfer $61,724 to Sunnydale smoke detectors.
	sub-Total			$ 3,964,591	$ 3,565,021	$ 3,565,021	$ 3,568,339	
Nondwelling Equipment/ Structure	Not Applicable	1475	0%	$ -				
	Sub-total			$ -	$ -	$ -	$ -	
	2000 Emergency Reserve Funds Total			**$ 22,197,497**	**$ 22,197,497**	**$ 22,194,216**	**$ 21,141,219**	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Sta(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator Date: x

2000 Annual Statement

Part III: Implementation Schedule
Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
CAL 1-2, Potrero Terrace							
1. Roofing & Waterproofing	6/30/01	3/31/01	3/31/01	6/30/01	6/30/02		**Work in progress**
2. Sidewalk Repair	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work cancelled
3. Boilers	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Contract Terminated
4. Sewer & Waterlines	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
5. Smoke Detectors	6/30/01	9/30/00	9/30/00	6/30/01	6/30/01	6/30/01	Work completed
CAL 1-3 Sunnydale							
1. Roofing	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Work completed
2. Sidewalk Repair	6/30/01	3/31/01	3/31/01	6/30/01	3/31/01	3/31/01	Work completed
3. Smoke Detectors	6/30/01	9/30/00	9/30/00	6/30/01	6/30/01	6/30/01	Work completed
CAL1-9 Westbrook							
1. Roofing & Waterproofing	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
2. Sidewalk Repair	6/30/01	12/31/00	12/31/00	6/30/01	12/31/00	12/31/00	Work completed
CAL 1-10 Potrero Annex							
1. Sidewalk Repair	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work cancelled
2. Smoke Detectors	6/30/01	9/30/00	9/30/00	6/30/01	6/30/01	6/30/01	Work completed
CAL 1-18 (1) JFK Towers							
1. Roofing & Waterproofing	6/30/01	6/30/00	6/30/00	6/30/01	12/31/01	12/31/01	Work completed
2. Boilers	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work item forwarded to 711 CFP
CAL 1-18 (3), Hunter's View							
1. Roofing & Waterproofing	6/30/01	6/30/01	6/30/01	6/30/01	12/31/01	12/31/01	Work completed
2. Sidewalk Repair	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Work completed

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native Ame Date: Programs Administrator X

2000 Annual Statement

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part III: Implementation Schedule
Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
CAL 1-18(4), Alice Griffith							
1. Roofing	6/30/01	9/30/01	9/30/01	6/30/01	6/30/02		**Work in progress**
2. Sidewalk Repair	6/30/01	9/30/00	9/30/00	6/30/01	9/30/00	9/30/00	Work completed
CAL 1-18 (5) Rosa Parks				6/30/01			
1. Roofing	6/30/01	6/30/00	6/30/00		12/31/01	12/31/01	Work completed
CAL 1-18 (6), Ping Yuen North				6/30/01			
1. Waterproofing	6/30/01	3/31/01	3/31/01		9/30/01	9/30/01	Work completed
CAL 1-18 (10) Woodside Gardens				6/30/01			
1. Roofing & Waterproofing	6/30/01	12/31/00	12/31/00		12/31/01	12/31/01	Work completed
CAL 1-20 3850 18th Street				6/30/01			
1. Roofing	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Work completed
2. Boilers	6/30/01	N/A	N/A		N/A	N/A	Work item forwarded to 711 CFP
CAL 1-21 Clementina				6/30/01			
1. Roofing	6/30/01	6/30/00	6/30/00	6/30/01	12/31/01	12/31/01	Work completed
CAL 1-23 Pine Street							
1. Roofing	6/30/01	3/31/00	3/31/00	6/30/01	12/31/01	12/31/01	Work completed
CAL 1-28, 666 Ellis St.							
1. Roofing & Waterproofing	6/30/01	12/31/00	12/31/00	6/30/01	6/30/02		**Work in progress**
CAL 1-30 Duboce Street							
1. Roofing	6/30/01	3/31/00	3/31/00	6/30/01	6/30/01	6/30/01	Work completed

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native Ame Date: Programs Administrator X

2000 Annual Statement

Part III: Implementation Schedule
Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
CAL 1-33 Thrift Street							
1. Roofing	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work item forwarded to 711 CFP
CAL 1-34 Noe Street							
1. Roofing	6/30/01	12/31/00	12/31/00	6/30/01	3/31/01	3/31/01	Work completed
2. Boilers	6/30/01	3/31/00	3/31/00	6/30/01	9/30/01	9/30/01	Work completed
CAL 1-35 California Street							
1. Roofing	6/30/01	3/31/00	3/31/00	6/30/01	12/31/01	12/31/01	Work completed
CAL 1/43 Pitts Plaza							
1. Alarm System	6/30/01	6/30/01	6/30/01	6/30/01	6/30/01	6/30/01	Work completed
CAL 1-17A Hunters Point							
1. Roofing	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
2. Sewer & Waterlines	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
Management Improvement Not Applicable							
Fees and Costs							
In-house/consult.design (@	6/30/01	3/31/01	3/31/01	3/31/01	12/31/01	12/31/01	Work completed
PHA Wide							
1. Hard Wire Smoke Detectors	6/30/01	N/A	N/A	3/31/01	N/A	N/A	See individual developments
Nondwelling Equipment/Structure Not Applicable							

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native Ame Date: Programs Administrator X

SAN FRANCISCO HOUSING AUTHORITY
1938

4.3 P&ER FOR 2000 CAPITAL FUND PROGRAM

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part I: Summary
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name SAN FRANCISCO HOUSING AUTHORITY	2000 CAPITAL FUND	Comprehensive Grant Number CA39P001501-00	FFY of Grant Approval 2000

☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ☒ Performance & Evaluation Report as of 3/31/02

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$3,538,731	$3,538,731	$3,538,731.00	$3,538,731.00
3	1408 Management Improvement	$3,151,287	$3,151,287	3,190,936	3,119,169
4	1410 Administration	$1,769,365	$1,769,365	1,769,365	1,769,365
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,238,556	$1,238,556	1,136,186	531,695
8	1440 Site Acquisition				
9	1450 Site Improvement	$1,143,042	$1,143,042	464,342	459,439
10	1460 Dwelling Structures	$6,022,200	$5,850,705	2,905,289	2,472,215
11	1465.1 Dwelling Equipment - Nonexpendable	$72,972	$72,972	72,972	72,972
12	1470 Nondwelling Structures	$617,000	$788,495	788,495	420,494
13	1475 Nondwelling Equipment	$110,500	$110,500	69,836	61,390
14	1495.1 Relocation Cost	$30,000	$30,000	0	0
15	1490 Replacement Reserve				
16	1498 Mod Used for Development				
17	1502 Contingency (may not exceed 8% of line 18)	$0	$0	0	0
18	**Amount of Annual Grant (Sum of lines 2-17)**	$17,693,653	$17,693,653	$13,936,152	$12,445,470
19	Amount of line 18 Related to LBP Activities	$164,858	$164,908	12,630	1,455
20	Amount of line 18 Related to Section 504 Compliance	$736,423	$694,586	38,461	15,441
21	Amount of line 18 Related to Security	$2,157,231	$2,157,231	2,157,231	2,157,231
22	Amount of line 18 Related to Energy Conservation Measures	$737,815	$737,815	$72,972	$72,972

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X	1- To be completed for the Performance and evaluation report or a Revised Annual Statement 2- To be completed for the Performance and Evaluation Report

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-1, Holly Courts	1. 504/ADA upgrades to four units, ramps, accessibility to common spaces	1460	100%	$257,833	$257,833	0	0	
	2. 10 Boilers replacement (Phase 1 of 2)	1460	50%	$236,478	$236,478	0	0	
	3. Asbestos Abatement	1460	100%	$0	$4,200	4,100	4,100	Work completed.
	4. Lead Abatement	1460	100%	$0	$50	50	50	Work completed.
1-2, Potrero Terra	1. 504/ADA Compliance. Ramps	1460	100%	$116,677	$116,677	0	0	
	2. 504/ADA Compl. Community Bldg.	1460	100%	$90,485	$90,485	0	0	
1-3, Sunnydale	1. Wheelchair lift for Administration Building	1460	100%	$41,837	$0	0	0	Revised to S/Dale Resource Ctr.
	2. Rehab Building E22	1460	100%	$1,220,000	$1,145,243	1,145,243	1,145,243	Work completed.
	3. Childcare Center	1470	100%	$280,000	$276,247	276,247	276,247	Work completed.
	4. Business Development Center	1470	100%	$337,000	$512,248	512,248	144,247	
	5. Smoke Detectors	1460	100%	$209,295	$154,394	0	0	Revised to S/Dale Resource Ctr.
	6. 504/ADA	1460	100%	$0	$0	1,888	1,888	
	7. Rehabilitate fire damaged units	1460	100%	$0	$0	151	151	
1-4, Valencia Ga	1. 504/ADA compliance. Gates	1450	100%	$14,750	$14,750	8,000	3,097	
1-8, Westside Co	1. Wheelchair lift for Administration Building	1460	100%	$0	$0	0	0	
	2. Water main and sewer improvements	1450	100%	$331,069	$331,069	0	0	
1-9, Westbrook	1. Decks repair /replacement	1460	100%	$21,739	$21,739	0	0	
1-10, Potrero Ann	1. Interior units upgrade	1460	100%	$363,064	$363,064	0	0	
	2. High voltage upgrades	1450	100%	$97,296	$97,296	0	0	
	3. Sidewalk &street concrete repairs	1450	100%	$40,000	$40,000	0	0	

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Signature of Executive Director and Date Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-16, Alemany	1. 504/ADA Compliance. Ramps	1460	100%	$35,000	$35,000	0	0	
	2. Sidewalks and street concrete repair	1450	100%	$6,400	$6,400	0	0	
1-17A, Hunter's Po	1. Sidewalk & street concrete repairs	1450	100%	$80,000	$80,000	0	0	
1-18(1), JFK Towe	1. Replace fire alarm system	1460	100%	$121,619	$121,619	0	0	
1-18(3), Hunters V	1. 504/ADA	1460	100%	$0	$0	0	0	
1-18(4), Alice Grif	1. Playground accessibility compliance	1450	100%	$101,187	$101,187	0	0	
	2. Sidewalk & street concrete repairs	1450	100%	$15,998	$15,998	0	0	
	3. Fire Damaged Units	1460	100%	$0	$54,902	54,902	54,902	$3,992 from PHA wide
1-18(5) Rosa Park	1. Waterproofing	1460	100%	$621,500	$621,500	591,884	201,830	
1-18(13), Mission I	2. Replace fire alarm system	1460	100%	$121,619	$121,619	0	0	
1-19 (2) 1750 Mc Allister St.	1. Replace Fire Alarm System	1460	100%	$121,619	$121,619	0	0	
1-20, 3850 18thSt.	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	

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Gregg Fortner, Executive Director	X

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Part II: Supporting Pages
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Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-21, 320/330 Clementina	1. New Intercom System	1460	100%	$19,459	$19,459	0	0	
	2. Replace Fire Alarm System	1460	100%	$121,619	$121,619	0	0	
1-23, 1880 Pine St	1.New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-29, 345 Arguello	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
1-30A, 462 Duboce	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
	2. New Intercom System	1460	100%	$19,459	$19,459	0	0	
	3. Replace Fire Alarm System	1460	100%	$116,755	$116,755	0	0	
1-31, 25 Sanchez	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
1-32, 1760 Bush St	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
	2. New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-34, 363 Noe St.	1. New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-35, 2698 California	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
	2. New Intercom System	1460	100%	$19,459	$19,459	0	0	

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Part II: Supporting Pages
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OMB Approval No. 2577-0157 (Exp. 7/31/98)

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				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-36, 227 Bay St.	1. Install Emergency Generator 2. New Intercom System	1460 1460	100% 100%	$20,432 $19,459	$20,432 $19,459	0 0	0 0	
1-37, 491 31st Ave	1. New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-39A, 939 Eddy	1. 504 /ADA 2. Fire Damaged Units	1460 1460	100% 100%	$0 $0	$0 $0	858 2,082	858 2,082	
1-39 B, 951 Eddy	1. Rehabilitate fire damaged building	1460	100%	$1,037,315	$1,037,315	1,037,315	1,037,315	
1-41, 430 Turk St.	1. New Intercom System	1460	100%	$19,458	$19,458	0	0	
	Sub Total			$6,476,308	$6,535,460	$3,634,968	$2,872,010	

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Part II: Supporting Pages
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Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
Management Improvements	1. MIS: CCS Software upgrade	1408	100%	$41,184	$41,184	30,583	23,994	In Progress
	2. Improve Security	1408	100%	$2,157,231	$2,157,231	2,157,231	2,157,231	Work completed.
	3. Translation and Interpretation Services	1408	100%	$4,914	$4,914	0	0	
	4. Resident Manager Trainees	1408	100%	$205,543	$205,543	205,543	205,543	Work completed.
	5. Hope VI Application	1408	100%	$72,417	$72,417	128,806	63,628	In progress
	6. Legal Costs (Asian Law Caucus)	1408	100%	$546,568	$546,568	546,568	546,568	Work completed.
	7. Operations Improvement	1408	100%	$63,908	$63,908	62,683	62,683	In progress
	8. Human Rights Commisssion	1408	100%	$59,522	$59,522	59,522	59,522	Completed 6/30/01
	Management Improvement Total	**1408**		**$3,151,287**	**$3,151,287**	**$3,190,936**	**$3,119,169**	

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Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
PHA Wide	LBP Testing	1430	As Req.	$50,000	$50,000	1,905	730	In progress
	Asbestos Testing	1430	As Req.	$50,000	$50,000	1,905	730	In progress
	Hazard Testing	1430	As Req.	$10,000	$10,000	3,820	3,820	In progress
	Site Improvements. Landscaping	1450	As Req.	$456,342	$456,342	456,342	456,342	Completed 6/30/01
	LBP abatement	1460	As Req.	$114,858	$114,858	10,675	675	In progress
	Asbestos Abatement	1460	As Req.	$126,636	$122,386	11,657	1,657	In progress
	Mold and Mildew Remediation	1460	As Req.	$72,972	$72,972	1,188	1,188	In progress
	Bloodborn Pathogens Decontamination	1460	As Req.	$48,648	$48,648	0	0	
	504/ADA Compliance. Reasonable accomm.	1460	As Req.	$194,591	$194,591	36,573	13,553	In progress
	Fire Unit repair	1460	As Req.	$194,591	$139,689	6,723	6,723	Transfer $3,992 to Alice Griffith
	ADA Emergency Exit signange(Phase 1 of 3)	1460	33%	$97,296	$97,296	0	0	
	New Appliances	1465	As Req.	$72,972	$72,972	72,972	72,972	Work completed.
	PHA WIDE SubTotal			**$1,488,906**	**$1,429,754**	**$603,760**	**$558,390**	

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Part II: Supporting Pages
2000 Capital Fund Program (CFP)

U.S. Department of Housing
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Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
Administration	Administration of CGP (@ 10% of Total Grant)	1410	100%	$1,769,365	$1,769,365	1,769,365	1,769,365	Work completed.
Fees & Costs	In-house/consultant design (@ 7% of Total Grant)	1430	100%	$1,128,556	$1,128,556	1,128,556	526,415	In progress
Operating Subs	(@20% Of total grant)	1406	100%	$3,538,731	$3,538,731	3,538,731	3,538,731	Completed 6/30/01
Relocation Cos	Residents relocation	1495	100%	$30,000	$30,000	0	0	
Nondwelling Equipment/ Structure	1. Electric reach forklift, 18ft.	1475	100%	$22,000	$22,000	0	0	
	2. Electric pallet jack	1475	100%	$3,500	$3,500	0	0	
	3. Computer Hardware	1475	100%	$75,000	$75,000	67,956	59,687	In progress
	4. Furniture and Equipment	1475	100%	$10,000	$10,000	1,880	1,703	In progress
	Sub-total			**$6,577,152**	**$6,577,152**	**$6,506,488**	**$5,895,901**	
	2000 CGP Annual Total=			**$17,693,653**	**$17,693,653**	**$13,936,152**	**$12,445,470**	

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Part I Implementation Schedule
2000 Capital Fund Program (CFP)

U.S. Department of Housing
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Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
1. 504/ADA upgrades to four units, ramps, accessibility to common spaces.	3/31/03			9/30/04			
2. 10 Boilers replacement (Phase 1 of 2)	3/31/03			9/30/04			
3. Asbestos Abatement		3/31/03	3/31/02				
4. Lead Abatement		3/31/03	3/31/02				
1-2, Potrero Terrace							
1. 504/ADA Compliance. Ramps	3/31/03			9/30/04			
2. 504/ADA Compl. Community Bldg.	3/31/03			9/30/04			
3. Waterproofing	3/31/03			9/30/04			Remove line item
4. Wheelchair lift for Administration Building	3/31/03			9/30/04			Revised to S/Dale Smoke Detectors
1-3 Sunnydale							
1. Wheelchair lift for Administration Building	3/31/03			9/30/04			Remove line item. Cost included in Bussiness
2. Rehab Building E22	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
3. Childcare Center	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work in progress
4. Business Development Center	3/31/03			9/30/04			Work in progress
5. Smoke Detectors	3/31/03			9/30/04			
6. 504/ADA		3/31/02	3/31/02		3/31/02	3/31/02	Work completed
7. Rehabilitate Fire damaged building		3/31/02	3/31/02		3/31/02	3/31/02	Work completed
1-8 Westside Courts							
1. Wheelchair lift for Administration Building	3/31/03			9/30/04			Revised to S/Dale Smoke Detectors
2. Water main and sewer improvements	3/31/03			9/30/04			
1-9 Westbrook							
1. Decks repair /replacement	3/31/03			9/30/04			
1-10 Potrero Annex							
1. Interior units upgrade	3/31/03			9/30/04			
2. High voltage upgrades	3/31/03			9/30/04			
3 Sidewalk &street concrete repairs	3/31/03			9/30/04			

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Part I Implementation Schedule
2000 Capital Fund Program (CFP)

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Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-14, Valencia Gardens							
1. 540/ADA compliance. Gates	3/31/03			9/30/04			Work in progress
1-16 Alemany							
1. 504/ADA Compliance. Ramps	3/31/03			9/30/04			
2. Sidewalks and street concrete repair	3/31/03			9/30/04			
1-17A, Hunter's Point							
1. Sidewalk & street concrete repairs	3/31/03			9/30/04			
1-18(1), JFK Towers							
1. Replace fire alarm system	3/31/03			9/30/04			
1-18 (3), Hunter's View							
1-18(4), Alice Griffith							
1. Playground accessibility compliance	3/31/03			9/30/04			
2. Sidewalk & street concrete repairs	3/31/03			9/30/04			Revised to S/Dale Smoke Detectors
3. Fire damaged units		3/31/03	3/31/03		3/31/03	3/31/03	Work completed
1-18(5) Rosa Parks							
1. Waterproofing	3/31/03			9/30/04			Work in progress
1-18(13), Mission Dolores							
2. Replace fire alarm system	3/31/03			9/30/04			

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facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

Part I Implementation Schedule
2000 Capital Fund Program (CFP)

**U.S. Department of Housing
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Office of Public and Indian Housing**

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	**All Funds Obligated (Quarter Ending Date)**			**All Funds Expended (Quarter Ending Date)**			
	Original	**Revised (1)**	**Actual (2)**	**Original**	**Revised (1)**	**Actual (2)**	**Reasons for Revised Target Dates (2)**
1-19 (2), 1750 Mc Allister St.							
1. Replace Fire Alarm System	3/31/03			9/30/04			
1-20, 3850 18thSt.							
1. Install Emergency Generator	3/31/03			9/30/04			
1-21, 320/330 Clementina							
1. New Intercom System	3/31/03			9/30/04			
2. Replace Fire Alarm System	3/31/03			9/30/04			
1-23, 1880 Pine St.							
1.New Intercom System	3/31/03			9/30/04			
1-29, 345 Arguello							
1. Install Emergency Generator	3/31/03			9/30/04			
1-30A, 462 Duboce							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			
3. Replace Fire Alarm System	3/31/03			9/30/04			
1-31, 25 Sanchez St.							
1. Install Emergency Generator	3/31/03			9/30/04			
1-32, 1760 Bush St.							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			

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facsimile of form HUD-52834 (01/05/95)
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Office of Public and Indian Housing

Part I Implementation Schedule
2000 Capital Fund Program (CFP)

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Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	Reasons for Revised Target Dates (2)
1-34, 363 Noe St.							
1. New Intercom System	3/31/03			9/30/04			
1-35, 2698 California							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			
1-36, 227 Bay St.							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			
1-37, 491 31st Ave.							
1. New Intercom System	3/31/03			9/30/04			
1-39B, 951 Eddy Street							
1. Rehabilitate fire damaged building	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work Completed
1-43, R. B. Pitts							
1. New Intercom System	3/31/03			9/30/04			

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	Original	**Revised (1)**	**Actual (2)**	**Original**	**Revised (1)**	**Actual (2)**	**Reasons for Revised Target Dates (2)**
Management Improvement							
1. MIS:							
CCS Software upgrade	3/31/03			9/30/04			In progress
2. Improve Preventive Maintenance system	3/31/03			9/30/04			Revised to S/Dale units
3. Improve security	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
4. Translation and Interpretation Services	3/31/03			9/30/04			
5. Resident Manager Trainees	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
7. Hope VI Application	3/31/03			9/30/04			In progress
8. Legal Costs (Asian Law Caucus)	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
9. Operations Improvement	3/31/03			9/30/04			In progress
10. Human Rights Commisssion	3/31/03	6/30/01	6/30/01	9/30/04	6/30/01	6/30/01	Complete 6/30/01
PHA Wide							
LBP Testing	3/31/03			9/30/04			In progress
LBP abatement (FA)	3/31/03			9/30/04			In progress
Asbestos Testing	3/31/03			9/30/04			In progress
Asbestos Abatement (FA)	3/31/03			9/30/04			In progress
Mold and Mildew Remediation	3/31/03			9/30/04			In progress
Bloodborn Pathogens Decontamination	3/31/03			9/30/04			
504/ADA Compliance. Reasonable accomm.	3/31/03			9/30/04			In progress
New Appliances	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
Fire Unit repair (FA)	3/31/03			9/30/04			In progress
Hazard Testing	3/31/03			9/30/04			In progress
Sidewalk repair/replacement (FA)	3/31/03			9/30/04			
Playgrounds repairs/replacement (FA)	3/31/03			9/30/04			
Harwire smoke detector installation (FA)	3/31/03			9/30/04			
ADA Emergency Exit signange(Phase 1 of 3)	3/31/03			9/30/04			
Site Improvements. Landscaping	3/31/03	6/30/01	6/30/01	9/30/04	6/30/01	6/30/01	Complete 6/30/01

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Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Fees and Costs							
In-house/consult.design (@ 7% of Total Grant)	3/31/03			9/30/04			In progress
Nondwelling Equipment/Structure							
1. Electric reach forklift, 18ft.	3/31/03			9/30/04			
2. Ellectric pallet jack	3/31/03			9/30/04			
3. Computer hardware		3/31/02			9/30/04		In progress
4. Furniture and Equipment		3/31/02			9/30/04		In progress
Relocation Costs	3/31/03			9/30/04			
Operating Subsidy	3/31/03	6/30/01	6/30/01	9/30/04	6/30/01	6/30/01	Complete 6/30/01
Administration	3/31/03	3/31/02		9/30/04	3/31/02		Completed

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Cc (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date

X Gregg Fortner, Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

X

SAN FRANCISCO HOUSING AUTHORITY
1938

4.4 P&ER FOR 2001 CAPITAL FUND PROGRAM

Part I: Summary
Capital Fund Program (CFP)

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name **SAN FRANCISCO HOUSING AUTHORITY**	**2001 CAPITAL FUND**	Comprehensive Grant Number **CA39P00102-01**	FFY of Grant Approval **2001**

☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ☒ Performance & Evaluation Report as of 3/31/02

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$1,234,143	$0	$1,234,143.00	$1,234,143.00
3	1408 Management Improvement	$2,349,364	$0	1,426,571	1,426,571
4	1410 Administration	$1,234,143	$0	392,943	392,943
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,097,315	$0	0	0
8	1440 Site Acquisition				
9	1450 Site Improvement	$968,380	$0	0	0
10	1460 Dwelling Structures	$5,083,089	$0	0	0
11	1465.1 Dwelling Equipment - Nonexpendable	$375,000	$0	0	0
12	1470 Nondwelling Structures	$0	$0	0	0
13	1475 Nondwelling Equipment	$0	$0	0	0
14	1495.1 Relocation Cost	$0	$0	0	0
15	1490 Replacement Reserve				
16	1498 Mod Used for Development				
17	1502 Contingency (may not exceed 8% of line 18)	$0	$0	0	0
18	**Amount of Annual Grant (Sum of lines 2-17)**	$12,341,434	$0	$3,053,658	$3,053,658
19	Amount of line 18 Related to LBP Activities	$375,000	$0	0	0
20	Amount of line 18 Related to Section 504 Compliance	$200,000	$0	0	0
21	Amount of line 18 Related to Security	$1,640,864	$0	1,308,379	1,308,379
22	Amount of line 18 Related to Energy Conservation Measures				

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date	1- To be completed for the Performance and evaluation repo or a Revised Annual Statement 2- To be completed for the Performance and Evaluation Report

GL information as of 6/30/01
Revision #2

Facsimile form HUD-52837 (5/20/96)
ref Handbook 7485.3

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	Remarks
1-1, Holly Courts	1. 10 Boilers replacement (Phase 1 of 2)	1460	30%	$250,000		0	0	
	2. LBP Abatement	1460	100%	$34,125		0	0	
1-2, Potrero Terrace	1. Sidewalks, stairs and handrail repairs	1450	1600 l.ft	$80,000		0	0	
	2. Hot water lines replacement	1460	100%	$180,000		0	0	
	3. Boiler replacement	1460	2 units	$100,000		0	0	
1-3, Sunnydale	1. Slide repairs. Erosion stabilization	1450	100%	$185,190		0	0	
1-9, Westbrook	1. Sidewalks, stairs and handrail reapirs	1450	1300 l.ft	$65,000		0	0	
1-10, Potrero Annex	1. Sidewalks, stairs and handrail reapirs	1450	1200 l.ft	$60,000		0	0	
1-15, Ping Yuen	1. Security gate. Intercom system	1450	100%	$103,000				
1-17A, Hunter's Point	1. Slide repairs. Erosion stabilization	1450	100%	$185,190		0	0	
1-18(5), Rosa Parks	1. New Intercom System	1460	100%	$20,000		0	0	
1-18(10) Woodside Gardens	1. Domestic pump replacement	1460	100%	$39,600				
1-18(13), Mission Dolores	1. Range replacement	1465	100%	$100,000		0	0	
1-19(2), 1750 McAllister	1. New Intercom System	1460	100%	$20,000		0	0	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

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Signature of Executive Director and Date Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
1-20, 3850 18th St.	1. Range replacement	1465	100%	$125,000		0	0	
1-21, 320/330 Clementina	1. Concrete restoration and Waterproofing	1460	100%	$1,082,000		0	0	
1-23, 1880 Pine St.	1. New Intercom System	1460	100%	$20,000		0	0	
1-27, 350 Ellis Street	1. New Intercom System	1460	100%	$20,000		0	0	
1-28, 666 Ellis St.	1. New Intercom System 2. Window replacement	1460 1460	100% 100%	$20,000 $250,000		0 0	0 0	
1-29, 345 Arguello	1. New Intercom System	1460	100%	$20,000		0	0	
1-31, 25 Sanchez St.	1. New Intercom System	1460	100%	$20,000		0	0	
1-33, 275 Thrift Street	1. Waterproofing	1460	100%	$13,404		0	0	
1-34, 363 Noe St.	1. Waterproofing	1460	100%	$63,960		0	0	
1-39 B, 951 Eddy St.	1. New Intercom System 2. Waterproofing	1460 1460	100% 100%	$20,000 $250,000		0 0	0 0	
1-41, 430 Turk St.	1. Install emergency generator	1460	100%	$210,000		0	0	
1-42, San Jule Apts.	1. Exterior Painting	1450	100%	$40,000		0	0	
1-43, Robert B. Pitts	1. Fire Alarm system	1460	100%	$600,000		0	0	

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Signature of Executive Director and Date **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Part II:
2001 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	Remarks
Management Improvements	1. MIS: PHA Wide network upgrade & Software upgrade	1408	100%	$220,000				
	2. Improve Security	1408	100%	$1,640,864		1,308,379	1,308,379	
	3. HOPE VI application	1408	100%	$100,000				
	4. Translation and Interpretation Services	1408	100%	$9,500				
	5. Legal Costs (Asian Law Caucus)	1408	100%	$379,000		118,193	118,193	$118,192.88 from Fund 710.
	Management Improvement Total	**1408**		**$2,349,364**	**$0**	**$1,426,571**	**$1,426,571**	

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Signature of Executive Director and Date

Gregg Fortner, Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
PHA Wide	LBP Testing	1430	As Req.	$50,000				
	LBP Abatement	1460	As Req.	$375,000				
	Asbestos Testing	1430	As Req.	$50,000				
	Asbestos Abatement	1460	As Req.	$350,000				
	Mold and Mildew Remediation	1460	As Req.	$75,000				
	Bloodborn Pathogens Decontamination	1460	As Req.	$50,000				
	504/ADA Compliance. Reasonable accomm.	1460	As Req.	$200,000				
	New Appliances	1465	As Req.	$150,000				
	Fire Unit Repair	1460	As Req.	$200,000				
	Hazard Testing	1430	As Req.	$10,000				
	Sidewalk repair/replacement	1450	As Req.	$100,000				
	Playgrounds repairs/replacement	1450	As Req.	$100,000				
	Hardwire smoke detector installation	1460	As Req.	$500,000				
	ADA Emergency Exit sign. (Phase 1 of 3)	1460	33%	$100,000				
	Speed bumps	1450	As Req.	$50,000				
	PHA WIDE SubTotal			**$2,360,000**	**$0**	**$0**	**$0**	

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Signature of Executive Director and Date **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	Remarks
Administration	Administration of CGP (@ 10% of Total Grant)	1410	100%	$1,234,143		392,943	392,943	$3,044.59 from 709 and $354.99 from 710
Fees & Costs	In-house/consultant design (@ 8% of Total Grant)	1430	100%	$987,315				
Operating Subsidy	(@10% 0f total grant)	1406	100%	$1,234,143		1,234,143	1,234,143	
Contingency	Construction Contingency (@ 8% of Total Grant)	1502	100%	$0				
Nondwelling Equipment/ Structure		1475	100%	$0				
	Sub-total			**$3,455,601**	**$0**	**$1,627,086**	**$1,627,086**	
	2001 CGP Annual Total=			**$12,341,434**	**$0**	**$3,053,658**	**$3,053,658**	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

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Signature of Executive Director and Date **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
1. 10 Boilers replacement (Phase 2 of 3)	9/30/04			9/30/06			
2. LBP abatement	9/30/04			9/30/06			
1-2, Potrero Terrace							
1. Sidewalks, stairs and handrail repairs	9/30/04			9/30/06			
2. Hot water lines replacement	9/30/04			9/30/06			
3. Boiler replacement	9/30/04			9/30/06			
1-3 Sunnydale							
1. Slide repairs. Erosion stabilization	9/30/04			9/30/06			
1-9 Westbrook							
1. Sidewalks, stairs and handrail repairs	9/30/04			9/30/06			
1-10 Potrero Annex							
1. Sidewalks, stairs and handrail repairs	9/30/04			9/30/06			
1-15, Ping Yuen							
1. Security gate. Intercom system	9/30/04			9/30/06			
1-17A, Hunter's Point							
1. Slide repairs. Erosion stabilization	9/30/04			9/30/06			
1-18(5), Rosa Parks							
1. New intercom system	9/30/04			9/30/06			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date

X Gregg Fortner, Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-18(13), Mission Dolores							
1. Range replacement	9/30/04			9/30/06			
1-18(10), Woodside Gardens							
1. Domestic pump replacement	9/30/04			9/30/06			
1-19 (2), 1750 Mc Allister St.							
1. New intercom system	9/30/04			9/30/06			
1-20, 3850 18thSt.							
1. Range replacement	9/30/04			9/30/06			
1-21, 320/330 Clementina							
1. Concrete restoration and Waterproo	9/30/04			9/30/06			
1-23, 1880 Pine St.							
1. New Intercom System	9/30/04			9/30/06			
1-27, 350 Ellis Street							
1. New Intercom System	9/30/04			9/30/06			
1-28, 666 Ellis Street							
1. New Intercom System	9/30/04			9/30/06			
2. Windows replacement	9/30/04			9/30/06			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Complete (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date **X Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-29, 345 Arguello Street							
1. New Intercom System	9/30/04			9/30/06			
1-31, 25 Sanchez St.							
1. New Intercom System	9/30/04			9/30/06			
1-33, 275 Thrift Street							
1. Waterproofing	9/30/04			9/30/06			
1-34, 363 Noe St.							
1. Waterproofing	9/30/04			9/30/06			
1-39B, 951 Eddy Street							
1. New intercom system	9/30/04			9/30/06			
2. Waterproofing	9/30/04			9/30/06			
1-41, 430 Turk St.							
1. Install emergency generator	9/30/04			9/30/06			
1-42, San Jule Apts.							
1. Exterior painting	9/30/04			9/30/06			
1-43, R. B. Pitts							
1. Fire alarm system	9/30/04			9/30/06			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Complete (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date **X Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

**U.S. Department of Housing
and Urban Development**
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Management Improvement							
1 MIS: PHA Wide network upgrade & CCS Software upgrade	9/30/04			9/30/06			
2 Improve security	9/30/04			9/30/06			
3 HOPE VI application	9/30/04			9/30/06			
4 Translation and Interpret. Services	9/30/04			9/30/06			
5 Legal Costs (Asian Law Caucus)	9/30/04			9/30/06			
PHA Wide							
LBP Testing	9/30/04			9/30/06			
LBP abatement	9/30/04			9/30/06			
Asbestos Testing	9/30/04			9/30/06			
Asbestos Abatement	9/30/04			9/30/06			
Mold and Mildew Remediation	9/30/04			9/30/06			
Bloodborn Pathogens Decontaminatio	9/30/04			9/30/06			
504/ADA Reasonable accomm.	9/30/04			9/30/06			
New Appliances	9/30/04			9/30/06			
Fire Unit repair	9/30/04			9/30/06			
Hazard Testing	9/30/04			9/30/06			
Sidewalk repair/replacement	9/30/04			9/30/06			
Playgrounds repairs/replacement	9/30/04			9/30/06			
Hardwire smoke detector installation	9/30/04			9/30/06			
ADA Emergency Exit sign.(Phase 1 of 3)	9/30/04			9/30/06			
Speed bumps	9/30/04			9/30/06			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Complete (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date **X Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Fees and Costs							
In-house/consult.design	9/30/04			9/30/06			
Nondwelling Equipment/Structure							
Relocation Costs							
Operating Subsidy	9/30/04	3/31/02	3/31/02	9/30/06	3/31/02	3/31/02	
Administration	9/30/04			9/30/06			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Complete· (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date

facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485 3

5. SECTION – 3 GOALS

SECTION - 3

FEDERAL REQUIREMENTS FOR THE TRAINING AND EMPLOYMENT OF LOW--INCOME RESIDENTS AND FOR THE UTILIZATION OF RESIDENT BUSINESSES

In accordance with Section 3 of the
Housing and Urban Development Act of 1968
(12 U.S.C. 1701U)
as established in 24 CFR 135

4.1 INTRODUCTION

This project is funded by the United States Department of Housing and Urban Development (the "Department") in conjunction with the San Francisco Housing Authority (the "SFHA"). Federal rules and regulations require that contracts and opportunities for job training and employment be given to low and very low income residents in connection with projects in their neighborhoods to the greatest extent feasible. The Federal statute, commonly referred to as Section 3, seeks to foster local economic development, neighborhood economic improvement and individual self-sufficiency.

The successful bidder or qualifying professional services firm and their respective subcontractors (collectively refereed to as the "Contractor") will be required to comply with all federal regulations relating to providing employment opportunities for resident businesses and individuals (Section 3, as implemented by 24 CFR 135). Contractors and subcontractors (including professional service consultants) must assure that:

> Lower income project area residents have the maximum opportunity for employment and training on this project; and
>
> Small businesses located in the project area, or owned in substantial part by persons residing in the project area, will be utilized to the fullest extent possible as recipients of contracts.

Noncompliance with these regulations may result in sanctions, termination of this contract for default, and debarment, suspension or limited denial of participation from future HUD-assisted contracts.

4.2 SPECIFIC REQUIREMENTS

A. **Section 3 Assurance**: Prior to award of the contract, the Contractor must provide assurance that Section 3 residents and Section 3 business concerns will be utilized for the project to the greatest extent feasible (see attached Section 3 Assurance Form).

B. **Section 3 Affirmative Action Plan**: The Contractor must certify that it has or will take specific steps toward meeting the greatest extent feasible requirement (see attached Section 3 Affirmative Action Plan Form).

C. **No Circumvention:** The Contractor will certify that any vacant employment or training positions that are filled (1) after the Contractor is selected but before the contract is executed, and (2) with persons other than those to whom the regulations of 24 CFR 135 require employment opportunities to be directed, were not filled to circumvent the Contractor's obligations under these regulations (see Paragraph 9 of the attached Section 3 Affirmative Action Plan Form).

D. **Contract terms**: All contracts and subcontracts shall incorporate verbatim the required "Section 3 Clause" (see attached Section 3 Clause).

4.3 RECOMMENDED MINIMUM NUMERICAL GOALS

A. **Training and Employment (24 CFR 135-30 (b)).** Contractors and subcontractors may demonstrate compliance by committing to employ Section 3 residents as thirty percent (30%) of aggregate new hires (full-time employees for permanent, temporary or seasonal employment) for the one-year period beginning on October 1, 1996.

B. **Contracts (24 CFR 135.30 (c)).** Contractors and subcontractors may demonstrate compliance with the requirements of this part by committing to award to Section 3 business concerns:

C.

1. At least 10 percent (10%) of the total dollar amount of all Section 3 covered contracts for building trades work for maintenance, repair, modernization or development of public housing, or for building trades work arising in connection with housing rehabilitation, housing construction and other public construction; and

2. At least 3 percent 3% of the total dollar amount of all other Section 3 covered contracts.

4.4 GUIDELINES FOR ACHIEVING GOALS

A. **Notification to labor organizations.** Send to each labor organization or representative of workers with which the Contractor has a collective bargaining agreement or other understanding a notice advising the labor organization or workers' representative of the Contractor's commitments under Section 3. Post copies of the notice in conspicuous places at the work site where both employees and applicants for training and employment positions can see the notice. The notice shall describe the Section 3 preference (see below); shall set forth minimum number and job titles subject to hire, availability of apprenticeship and training position, the qualifications for each; shall state the name and location of the person(s) taking applications for each of the position; and shall state the anticipated date the work shall begin.

B. **Examples of efforts to offer training and employment opportunities to Section 3 residents (Appendix to Part 135).**

1. Entering into "first source" hiring agreements with organizations representing Section 3 residents.

2. Sponsoring a HUD-certified "Step-Up" employment and training program for representing Section 3 residents.

3. Establishing training programs, which are consistent with the requirements of the Department of Labor, for public housing residents and other Section 3 residents in the building trades.

4. Advertising the training and employment positions by distributing flyers (which identify the positions to be filled, the qualifications required, and where to obtain additional information about the application process) to every occupied dwelling unit in the housing development or developments where Section 3 residents reside.

5. Advertising the training and employment positions by posting flyers (which identify the positions to be filled, the qualifications required, and where to obtain additional information about the application process) in the common areas or other prominent areas of the housing development or developments.

6. Contacting resident councils, resident management corporations, or other resident organizations, where they exist, and community organizations to request the assistance of these organizations in notifying residents of the training and employment positions to be

filled.

7. Sponsoring (scheduling, advertising, financing or providing in-kind services) a job informational meeting to be conducted by an SFHA or contractor representative or representatives at a location in the housing development(s) or neighborhood or service area of the Section 3 covered project.

8. Arranging assistance in conducting job interviews and completing job applications for residents of the housing development(s) and in the neighborhood or service area in which the Section 3 project is located.
9. Arranging for a location in the housing development(s) or the neighborhood or service area of the project, where job applications may be delivered to and collected by a recipient or contractor representative or representatives.

10. Conducting job interviews at the housing development(s) or at a location within the neighborhood or service area of the Section 3 covered project.

11. Contacting agencies administering HUD Youthbuilding program participants for the HA's or Contractor's training and employment positions.

12. Consulting with state and local agencies administering training programs funded through JTPA or JOBS, probation and parole agencies, unemployment compensation programs, community organizations and other officials or organizations to assist with recruiting Section 3 residents for the Contractor's training and employment positions.

13. Advertising the jobs to be filled through the local media, such as community television network, newspapers of general circulation, and radio advertising.

14. Employing a job coordinator, or contracting with a business concern that is licensed in the field of job placement (preferably a Section 3 business concern), that will undertake, on behalf of the Contractor, the efforts to match eligible and qualified Section 3 residents with the training and employment positions that the Contractor intends to fill.

15. Where there are more qualified Section 3 residents than there are

positions to be filled, maintaining a file of eligible qualified Section 3 residents for future employment positions.

16. Undertaking job counseling, education and related programs in association with local educational institutions.

17. Undertaking such continued job training efforts as may be necessary to ensure the continued employment of Section 3 residents previously hired for employment opportunities.

18. After selection of bidders but prior to execution of contracts, incorporating into the contract a negotiated provision for a specific number of public housing or other Section 3 residents to be trained or employed on the Section 3 covered assistance.

19. Coordinating plans and implementation of economic development (e.g., job training and preparation, business development assistance for residents) with the planning for housing and community development.

C. Examples of Efforts to Award Contracts to Section 3 Business Concerns (Appendix to Part 135).

1. Contacting business assistance agencies, minority contractors associations and community organizations to inform them of (sub) contracting opportunities and requesting their assistance in identifying Section 3 businesses which may solicit bids or proposals for contracts for work in connection with Section 3 covered assistance.

2. Advertising (sub) contracting opportunities by posting notices, which provide general information about the work to be contracted and where to obtain additional information, in the common areas or other prominent areas of the housing development(s) owned and managed by the HA.
3. Providing written notice to all known Section 3 business concerns of the contracting opportunities. This notice should be in sufficient time to allow the Section 3 business concerns to respond to the bid invitations or request for proposals, and following up with any such business that responds to such notice or other advertisement.

4. Contacting agencies administering HUD Youthbuild programs, and notifying their agencies of the contracting opportunities.

5. Advertising the contracting opportunities through trade association papers and newsletters, and through the local media, such as community television. networks, newspapers of general circulation, and radio advertising.

6. Developing a list of eligible Section 3 business concerns.

7. Establishing or sponsoring programs designed to assist residents of public housing in the creation and development of resident owned businesses.

8. Establishing numerical goals (number of awards and dollar amount of (sub)contracts) for award of contracts to Section 3 business concerns.

9. Entering into joint ventures with Section 3 business concerns.

4.5 PREFERENCES (24 CFR 135.34 and .36)

A. Employment and training opportunities.

1. **Public housing programs**. In these programs, the Contractor shall direct its efforts to provide training and employment opportunities in the following order of priority;

    a. Residents of the housing development(s) for which the Section 3 covered assistance is expended (category I residents);

    b. Residents of other Section 3 housing development(s) managed by the SFHA (category 2 residents);

    c. Participants in HUD Youthbuild programs being carried out it the metropolitan area (category 3 residents);

    d. Other Section 3 residents.

2. **Housing and community development programs**. In housing and community development programs, priority consideration shall be given, where feasible, to:

    a. Section 3 residents residing in the service area or neighborhood in which the Section 3 covered project is located (category I residents);

b. Participants in HUD Youthbuild programs (category 2 residents);

c. Where the Section 3 project is assisted under the Stewart B. McKinney Homeless Assistance Act (42 U.S.C 11301, et seq.), homeless persons residing in the service area or neighborhood in which the Section 3 covered project is located shall be given the highest priority;

d. Other Section 3 residents.

B. **Contracting opportunities**

1. **Public housing programs.** The Contractor shall award contracts to Section 3 business concerns in the following order of priority:

a Business concerns that are 51 percent or more owned by residents of the housing development(s) involved in the project, or whose full-time permanent workforce includes 30 percent of such persons as employees (category 1 businesses);

b. Business concerns that are 51 percent or more owned by residents of other housing developments managed by the SFHA, or whose full-time permanent workforce includes 30 percent of such persons as employees (category 2 businesses);

c. HUD Youthbuild programs being carried out in the metropolitan area (category 3 businesses);

d. Business concerns that are 51 percent or more owned by Section 3 residents, or whose permanent, full-time workforce includes no less than 30 percent Section 3 residents (category 4 businesses), or that subcontract in excess of 25 percent of the total amount of subcontracts to category 1or 2 business concerns.

2. **Housing and community development programs.** In these programs, priority consideration shall be given, where feasible, to:

a. Section 3 business concerns that provide economic opportunities for Section 3 residents in the service area or neighborhood in which the project is located (category I businesses);

b. Applicants selected to carry out HUD Youthbuild programs (category 2 businesses);

c. Other Section 3 business concerns.

C. **ELIGIBILITY**

1. A Section 3 resident seeking the preference in training and employment provided by this part shall, if requested, certify or submit evidence that he or she is a Section 3 resident, as defined below.

2. A Section 3 business concern seeking a contract or subcontract shall submit evidence, if requested, sufficient to demonstrate that the business concern is responsible and has the ability to perform successfully under the terms and conditions of the proposed contract.

4.6 DEFINITIONS

A. **Section 3 resident,**

I. A public housing resident; or

2. An individual who resides in the metropolitan area in which the Section 3 covered assistance is expended, and who is;

(a) A low-income person, whose income does not exceed 80% of the median income for the area; or

(b) A very low-income person, whose income does not exceed 50% of the median for the area; or

3. One who can provide evidence (it requested) that he or she is eligible for the Section 3 resident preference.

B. **Section 3 Business Concern: A Business Concern,**

I. That is 51 percent or more owned by Section 3 residents; or

2. Whose permanent, full-time employees include persons, at least 30 percent of whom are currently Section 3 residents, or within three years of the date of first employment with the business concern were Section 3 residents; or

3. That provides evidence of a commitment to subcontract in excess of 25 percent of the dollar award of all subcontracts to be awarded to business concerns that meet the qualifications set forth in paragraphs (1) or (2) above.

SECTION 3 CLAUSE
24 CFR 135.38

A) The work to be performed under this contract is subject to the requirements of Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u (Section 3). The purpose of Section 3 is to ensure that employment and other economic opportunities generated by HUD assistance of HUD assisted projects covered by Section 3, shall, to the greatest extent feasible, be directed to low and very low income persons, particularly persons who are recipients of HUD assistance for housing.

B) The parties to this contract agree to comply with HUD's regulations in 24 CFR Part 135, which implement Section 3. As evidenced by their execution of this contract, the parties to this contract certify that they are under no contractual or other impediment that would prevent them from complying with the part 135 regulations.

C) The Contractor agrees to send to each labor organization or representative of workers with which the Contractor has a collective bargaining agreement or other understanding, if any, a notice advising the labor organization or other workers' representative of the Contractor's commitments under this Section 3 Clause, and will post copies of the notice in conspicuous places at the work site where both employees and applicants for training and employment positions can see the notice. The notice shall described the Section 3 preference, shall set forth minimum number and job titles subject to hire, availability of apprenticeship and training positions, the qualifications for each; and the name and location of the person(s) taking applications for each of the positions; and the anticipated date the work shall begin.

D) The Contractor agrees to include this Section 3 Clause in every subcontract subject to compliance with regulations in 24 CFR Part 135, and agrees to take appropriate action, as provided in an applicable provision of the subcontract or in this Section 3 Clause, upon a finding that the Contractor will not subcontract with any subcontractor where the Contractor has notice or knowledge that the subcontractor has been found in violation of the regulations in 24 CFR Part 135.

E) The Contractor will certify that any vacant employment positions, including training positions, that are filled (1) after the Contractor is selected but before the contract is executed, and (2) with persons other than those to whom the regulations of 24 CFR 135 require employment opportunities to be directed, were not filled to circumvent the Contractor's obligations under 24 CFR Part 135.

F) Noncompliance with HUD's regulations in 24 CFR Part 135 may result in sanctions, termination of this contract for default, and debarment or suspension from future HUD assisted contracts.

G) With respect to work performed in connection with Section 3 covered Indian Housing Assistance, Section 7(b) of the Indian Self-Determination and Education Assistance Act (25 U.S.C. 450e), also applies to the work to be performed under this contract. Section 7(b) requires that to the greatest extent feasible (i) preference and opportunities for training and employment shall be given to Indians, and (ii) preference in the award of contracts and subcontracts shall be given to Indian organizations and Indians owned Economic Enterprises. Parties to this contract that are subject to the provision of Section 3 and Section 7(b) agree to comply with Section 3 to the maximum extent feasible, but not in derogation of compliance with Section 7(b).

RESIDENT HIRING POLICY

6.1 General:

In order to further the San Francisco Housing Authority's Affirmative Action Plan, which is aimed at benefiting low-income Public Housing Individuals, the Contractor agrees in the implementation of this contract, to employ to the greatest extent feasible, low-income individuals.

Preference shall be given to unemployed residents of the development in which the work takes place.

6.2 Resident-Apprentice Hiring Program Requirements:

The SFHA is a party to a Memorandum of Understanding with the Building and Construction Trades Council (the "MOU") which establishes a Resident-Apprentice Training Program. The goal of the MOU is to involve trained residents as apprentices and ultimately as journeypersons in SFHA construction projects. The Contractor must comply with the hiring requirements of the MOU in the performance of this Contract. A copy of the MOU is included as pages SECTION 6-4 through SECTION 6-15 and confirmatory letter as pages Section 6-16 through Section 6-18. The operative hiring requirements of the MOU are as follows:

a. All craft work performed for this Project will be performed in accordance with the terms of the applicable collective bargaining agreement for the jurisdiction of this work. Copies of the collective bargaining agreements are on file with the SFHA Legal Department, 440 Turk Street, San Francisco, (415)554-1290.

b. Craft workers, including apprentices, shall be obtained in accordance with the MOU and applicable collective bargaining agreements, without regard to or discrimination based on race, sex, creed, national origin, religious affiliation or union affiliation and in full compliance with all applicable state and federal laws.

c. The ratio of Journeypersons to apprentices shall be 3:1. All available apprenticeship positions shall go to residents. For resident-apprentice recruitment information, contact the SFHA Office of Employment and Economic Development, 1251 Turk Street, San Francisco, (415) 345-0128.

d. All contracting and subcontracting, at all levels, shall conform to SFHA policies, HUD regulations and the goals for Minority Business Enterprise

(MBE), Women Business Enterprise (WBE) and Resident Business Enterprise participation /established by HUD and/or SFHA.

e. Because of the time-sensitive nature of the Project, the Building and Construction Trades Council has agreed that there shall be no strikes, slowdowns or work stoppages. SFHA has agreed to no lockouts during the project. All disputes regarding the terms of the MOU, including craft jurisdictional disputes, will be resolved in accordance with the dispute resolution and binding arbitration procedures as defined in Section 4 and 6 of the MOU.

6.3 Work Force Used on a Craft by Craft Basis:

a. The "work force" used to perform this Contract shall include mechanics, laborers, equipment operators, drivers and all other work of any grade or classification usually required by a construction trade contractor or subcontractor to construct, alter, improve, repair or demolish any real property.

b. The work force composition shall be maintained on a Craft by Craft basis, if possible. "Craft" means that type or types of work or workers, which singularly or collectively fall within the jurisdictional control of a single trade or labor union as recognized by the United States Department of Labor.

c. Any employee, owner/operator, owner/driver, subcontractor or principal operating equipment or supplying labor, whether working within or outside the boundaries of the covered area (off-site burrow pit, waste or dump area, disposal site, haul route, fabricating plant or other), will be considered part of the work force used to perform this Contract as long as the work involved is related to the Contract.

d. The Contractor's management personnel (those not operating equipment or supplying labor), material suppliers or those employed by material suppliers for the purpose of manufacturing or fabricating supplies, shall not be considered as part of the work force.

6.4 Work Force Reports:

The Contractor shall hire resident apprentices, trainees, journeypersons and/or foremen to the maximum extent feasible and shall submit to the Authority work force reports completed in accordance with the Authority's instructions.

6.5 Safety:

Irrespective of the above, no apprentice, trainee, journeyperson or foremen shall be permitted to operate equipment involved in unusually dangerous operations such as demolition of structures, clearing and grubbing on steep slopes, etc. without a proper license. In such cases, training will be conducted on equipment at a safe location provided by the Contractor.

6.6 Tenant Organizations:

The Resident Organization, where the work will be executed shall provide the SFHA's Affirmative Action Officer a list of low-income Residents of the development, who are interested in participating in the Contractor's hiring program. The Contractor will be free to select or reject individuals from this list, but needs to justify rejections.

Any assistance given to the Contractor by the SFHA, will not relive the Contractor of the responsibility for initiating and carrying out a residency hiring program.

SAN FRANCISCO HOUSING AUTHORITY
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6. CERTIFICATIONS

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6.1 CERTIFICATION FOR ANNUAL STATEMENT/FIVE YEAR ACTION PLAN

2002 CAPITAL FUND PROGRAM
ANNUAL STATEMENT/FIVE-YEAR PLAN
CERTIFICATION

On behalf of the San Francisco Housing Authority, I certify that the work items and/or developments included in this 2002 Capital Fund Program Annual Submission were also included in either: 1) the previously approved 2001 Capital Fund Program Annual Statement, or; 2) the previously approved Five-Year Action Plan, or 3) the previously approved 1997, Physical and Management needs Assessments.

Gregg Fortner
EXECUTIVE DIRECTOR

DATE

SAN FRANCISCO HOUSING AUTHORITY
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6.2 CERTIFICATION FOR A DRUG-FREE WORKPLACE

Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant Name
SAN FRANCISCO HOUSING AUTHORITY

Program/Activity Receiving Federal Grant Funding
2002 CAPITAL FUND PROGRAM (CFP)

Acting on behalf of the above named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

I certify that the above named Applicant will or will continue to provide a drug-free workplace by:

a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition.

b. Establishing an on-going drug-free awareness program to inform employees ---

(1) The dangers of drug abuse in the workplace;

(2) The Applicant's policy of maintaining a drug-free workplace;

(3) Any available drug counseling, rehabilitation, and employee assistance programs; and

(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

c. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph a.;

d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will ---

(1) Abide by the terms of the statement; and

(2) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;

e. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph d.(2) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federalagency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

f. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph d.(2), with respect to any employee who is so convicted ---

(1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or

(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

2. **Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. Identify each sheet with the Applicant name and address and the program/activity receiving grant funding.)
(SEE ATTACHED)

Check here ☐ if there are workplaces on file that are not identified on the attached sheets.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.
Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official GREGG FORTNER	Title EXECUTIVE DIRECTOR
Signature X	Date 7/1/02

SAN FRANCISCO HOUSING AUTHORITY
440 TURK STREET
SAN FRANCISCO, CA 94102

2002 CAPITAL FUND PROGRAM
SITES FOR WORK PERFORMANCE
HUD-50070-CONTINUATION

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2. **Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State and zip code. Identify each sheet with the HA name and address and the program/activity receiving grant funding.)

1. **CAL 1-1, HOLLY COURTS**
100 Appleton Street
San Francisco, CA 94110

2. **CAL 1-2, POTRERO TERRACE**
1095 Connecticut Street
San Francisco, CA 94107

3. **CAL 1-3, SUNNYDALE**
1654 Sunnydale Avenue
San Francisco, CA 94134

4. **CAL 1-4, VALENCIA GARDENS**
1792 15th Street
San Francisco, CA 94103

5. **CAL 1-8, WESTSIDE COURTS**
2501 Sutter Street
San Francisco, CA 94115

6. **CAL 1-9, WESTBROOK**
90 Kiska Road
San Francisco, CA 94124

7. **CAL 1-10, POTRERO ANNEX**
1095 Connecticut Street
San Francisco, CA 94107

8. **CAL 1-11, NORTH BEACH**
531 Bay St.
San Francisco, CA 94133

9. **CAL 1-15, PING YUEN**
799 Pacific Avenue
San Francisco, CA 94133

10. **CAL 1-16, ALEMANY**
937 Ellsworth Street
San Francisco, CA 94110

11. **CAL 1-17A, HUNTER'S POINT -A-EAST**
1137 Oakdale Ave
San Francisco, CA 94124

12. **CAL 1-17A, HUNTER'S POINT -A-WEST**
1137 Oakdale Ave.
San Francisco, CA 94124

13. **CAL 1-18(1), JFK Towers**
2451 Sacramento Street
San Francisco, CA 94115

14. **CAL 1-18(3), HUNTER'S VIEW**
227/229 Westpoint Road
San Francisco, CA 94124

15. **CAL 1-18(4), ALICE GRIFFITH**
207 Cameron Way
San Francisco, CA 94124

16. **CAL 1-18(5), ROSA PARKS**
1251 Turk Street
San Francisco, CA 94115

17. **CAL 1-18(6), PING YUEN NORTH**
838 Pacific Avenue
San Francisco, CA 94133

18. **CAL 1-18(7), Hayes Valley A**
1654 Sunnydale Avenue
San Francisco, CA 94134

19. **CAL 1-18(10), WOODSIDE GARDENS**
255 Woodside Avenue
San Francisco, CA 94127

20. **CAL 1-18(13), MISSION DOLORES**
1855 15TH Street
San Francisco, CA 94103

21. **CAL 1-19(1), 990 PACIFIC AVE.**
San Francisco, CA 94133

22. **CAL 1-19(2), 1750 Mc ALLISTER STREET**
San Francisco, CA 94115

23. **CAL 1-20, 3850 18TH STREET**
San Francisco, CA 94114

24. **CAL 1-21, 320/330 CLEMENTINA STREET**
San Francisco, CA 94103

25. **CAL 1-23, 1880 PINE STREET**
San Francisco, CA 94109

26. **CAL 1-27, 350 ELLIS STREET**
San Francisco, CA 94102

27. **CAL 1-28, 666 ELLIS STREET**
San Francisco, CA 94102

28. **CAL 1-29, 345 ARGUELLO BLVD.**
San Francisco, CA 94118

29. **CAL 1-30A, 462 DUBOCE STREET**
San Francisco, CA 94114

30. **CAL 1-30B, 75-77 COLERIDGE STREET**
San Francisco, CA 94110

31. **CAL 1-30C, 101-103 Lundy's Lane**
San Francisco, CA 94110

32. **CAL 1-31, 25 SANCHEZ STREET**
San Francisco, CA 94114

33. **CAL 1-32, 1760 BUSH STREET**
San Francisco, CA 94109

34. **CAL 1-33, 275 THRIFT STREET**
San Francisco, CA 94132

35. **CAL 1-34, 4101 NORIEGA STREET**
San Francisco, CA 94122

36. **CAL 1-34, 363 NOE STREET**
San Francisco, CA 94114

37. **CAL 1-34, 200 RANDOLPH STREET**
San Francisco, CA 94132

38. **CAL 1-35, 2206-68 GREAT HIGHWAY**
San Francisco, CA 94116

39. **CAL 1-35, 2698 CALIFORNIA STREET**
San Francisco, CA 94115

40. **CAL 1-36, 227 BAY STREET**
San Francisco, CA 94133

41. **CAL 1-37, 491 31ST AVENUE**
San Francisco, CA 94121

42. **CAL 1-39A, 939 EDDY STREET**
San Francisco, CA 94109

43. **CAL 1-39B, 951 EDDY STREET**
San Francisco, CA 94109

44. **CAL 1-41, 430 TURK STREET**
San Francisco, CA 94102

45. **CAL 1-42, JOAN SAN JULE APTS.**
1353-67 Eddy Street
San Francisco, CA 94115

46. **ROBERT B. PITTS PLAZA**
1150 Scott Street
San Francisco, CA 94115

I hereby certify that all the information stated herein as well as any information provided in the accompaniment herewith is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C.3729, 3802)

Name & Title of Authorized HA Official
Gregg Fortner, Executive Director

Date: 7/1/02

X Signature

SAN FRANCISCO HOUSING AUTHORITY
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6.3 CERTIFICATION OF PAYMENTS TO INFLUENCE FEDERAL TRANSACTIONS

Certification of Payments to Influence Federal Transactions

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

Applicant Name
SAN FRANCISCO HOUSING AUTHORITY

Program/Activity Receiving Federal Grant Funding
2002 CAPITAL FUND PROGRAM (CFP)

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than $10,000 and not more than $100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official GREGG FORTNER	Title EXECUTIVE DIRECTOR
Signature	Date (mm/dd/yyyy) 07/01/02

Previous edition is obsolete

form HUD 50071 (3/98)
ref. Handboooks 7417.1, 7475.13, 7485.1, & 7485.3

SAN FRANCISCO HOUSING AUTHORITY
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6.4 DISCLOSURE OF LOBBYING ACTIVITIES

Disclosure of Lobbying Activities

Approved by OMB 0348-0046

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352
(See reverse side for Instructions.)

Public Reporting Burden for this collection of information is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Please do not return your completed form to the Office of Management and Budget; send it to the address provided by the sponsoring agency .

1. Type of Federal Action(enter appropriate letter)

b

- a. contract
- b. grant
- c. cooperative agreement
- d. loan
- e. loan guarantee
- f. loan insurance

2. Status of Federal Action (enter appropriate letter)

a

- a. bid/offer/application
- b. initial award
- c. post-award

3. Report Type (enter appropriate letter)

a

- a. initial filing
- b. material change

For Material Change Only
year ________ quarter ________
date of last report ________

4. Name and Address of Reporting Entity

☒ Prime ☐ Subawardee Tier , if known

SAN FRANCISCO HOUSING AUTHORITY
440 Turk Street
San Francisco, CA 94102

Congressional District, if known

5. If Reporting Entity in No. 4 is Subawardee, enter Name and Address of Prime

Congressional District, if known

6. Federal Department/Agency

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

7. Federal Program Name/Description

2002 CAPITAL FUND PROGRAM

CFDA Number, if applicable

8. Federal Action Number, if known

9. Award Amount, if known
$ $15,748,215

10a. Name and Address of Lobbying Registrant
(if individual, last name, first name, MI)

NONE

b. Individuals Performing Services (including address if different from No. 10a.)
(last name, first name, MI)

NONE

11. Information requested through this form is authorized by Sec.319, Pub. L. 101-121, 103 Stat. 750, as amended by sec. 10; Pub. L. 104-65, Stat. 700 (31 U.S.C. 1352). This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be reported to the Congress semiannually and will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than $10,000 and not more than $100,000 for each such failure.

Signature

Print Name GREGG FORTNER

Title EXECUTIVE DIRECTOR

Telephone No. (415) 554-1296

Date

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SAN FRANCISCO HOUSING AUTHORITY
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7. SUMMARY OF ISSUES RAISED BY RESIDENTS, LOCAL OFFICIALS AND THE PUBLIC

SAN FRANCISCO HOUSING AUTHORITY
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7.1 CFP/HOPE VI RESIDENT ADVISORY BOARD (RAB)

PHA PLAN - 2002 APPLICATION
RESIDENT ADVISORY BOARD (RAB) MEMBERSHIP

SFHA RESIDENTS:

1.	Jackie Sachs	2698 California Street, #404	931-9731
2.	William Vitalie	491 31st Avenue, #509	221-8369
3.	Georgia Willette	838 Ellsworth Street	648-7391
4.	Neola Gans	546 Alemany Blvd.	550-8816
5.	Fereuza Gifford	330 Clementina Street, #621	369-9151
6.	Helen Garanath	951 Eddy Street, #203	775-6913
7.	Roselyn Tan	3231 Taraval St., #287	664-7356
8.	Haydee De Leon	1825 Broderick St., #4	885-2631
9.	Vicenta Villaseñor	1698 Kirkwood Ave.	643-3068
10.	Ana Luz Ruiz	286 Valencia St., #34	863-2791
11.	Sara Z. Argedom	70 Josiah St.	586-7989
12.	Chi Ching Ngan	1902 Ocean Ave.	586-0137
13.	Aurora de Leon	430 Turk St., #504	487-7968
14.	Cynthia M. Dennis-Mirzai	835 O'Farrell St., #607	931-3163
15.	Deborah Taylor	473 Ellis St., #508	931-9834
16.	Helen C. Granath	455 Eddy St., #203	755-6913
17.	Zinaida Kharag	595 20th Ave.	752-2737
18.	Betty Guess	391 Briedgeview Rd., #5	822-0913
19.	Rhodessa Jones	741 Elizabeth St.	292-1850

SFHA STAFF:

1.	Mary Bulota-Kane, Chairperson	Planning and Program Development Manager, Modernization and Construction	715-3214
2.	Juan Monsanto	Planning and Program Development Manager, Hope VI	715-3217
3.	Alicia Sisca	Senior Project Manager, Modernization	715-3265
4.	Garland Murphy	Budget Analyst II, Finance	554-1267
5.	Terry Mulios	Budget Analyst I, Finance	554-1269
6.	Lima Ilalio	Senior Secretary	715-3210
7.	Ron Fazzio	Central Maintenance Manager	715-3252

CONSULTANT FOR THE PHA PHYSICAL AND MANAGEMENT NEEDS ASSESSMENT:

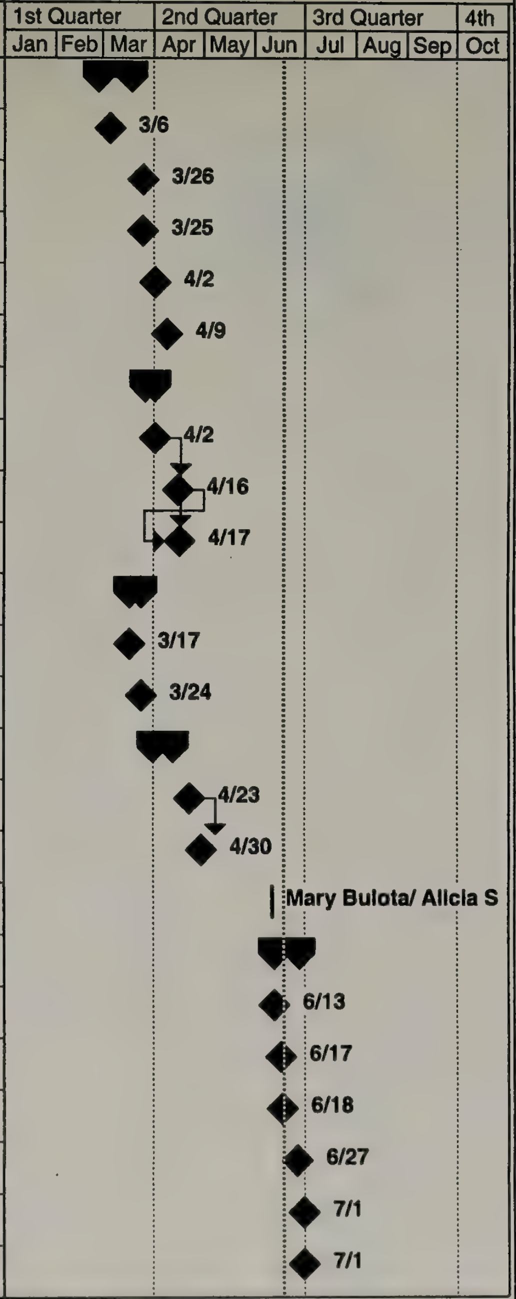
1.	Julie Stalzer	DLR Group	657-0360

SAN FRANCISCO HOUSING AUTHORITY
1938

7.2 SCHEDULE OF ACTIVITIES

SAN FRANCISCO HOUSING AUTHORITY **CFP 2002 ANNUAL SUBMITTAL**

ID	ℹ	Task Name	Duration	Start	Finish
1	✎	**First Mass Mailing**	**14 days**	**Wed 2/27/02**	**Mon 3/18/02**
11	▦	***First Managers Meeting***	1 day	Wed 3/6/02	Wed 3/6/02
12	▦	***1st City Wide Residents Meeting***	1 day	Tue 3/26/02	Tue 3/26/02
13	▦ ✎	***Community Partners 1st Meeting***	***2 hrs***	***Mon 3/25/02***	***Mon 3/25/02***
14	▦	***1st ADV. Comm. Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
15	▦	***2nd ADV. COMM. MEET.***	***1 day***	***Tue 4/9/02***	***Tue 4/9/02***
16		**Second meeting with In-house Managers Processing**	**4 days**	**Wed 3/27/02**	**Mon 4/1/02**
19	▦	***Second Managers Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
20	▦	***3rd Adv. Comm. Meet.***	***1 day***	***Tue 4/16/02***	***Tue 4/16/02***
21	▦	***Third Managers Meeting***	***1 day***	***Wed 4/17/02***	***Wed 4/17/02***
22		**Public Hearing Advertisement**	**5 days**	**Sun 3/17/02**	**Sun 3/24/02**
23	▦	First Add	0 days	Sun 3/17/02	Sun 3/17/02
24	▦	Second Add	0 days	Sun 3/24/02	Sun 3/24/02
25	✎	**Second mass mailing together with rent statement**	**10 days**	**Mon 4/1/02**	**Fri 4/12/02**
31	▦ ✎	***2nd City Wide Residents Meeting***	***1 day***	***Tue 4/23/02***	***Tue 4/23/02***
32	▦	***Public Hearing***	1 day	Tue 4/30/02	Tue 4/30/02
33	▦	***4th Adv. Comm. Meet.***	***1 day***	***Tue 6/11/02***	***Tue 6/11/02***
34		**Final Approvals**	**11 days**	**Thu 6/13/02**	**Thu 6/27/02**
35	▦	Submit CFP Application for Executive Director review and approval	5 days	Thu 6/13/02	Wed 6/19/02
36	▦	Submit CFP Application for Mayor review and approval	5 days	Mon 6/17/02	Fri 6/21/02
37	▦ ✎	Submit Resolution for Board approval	1 day	Tue 6/18/02	Tue 6/18/02
38	▦	Board approval	1 day	Thu 6/27/02	Thu 6/27/02
39	▦	**Submit Application to HUD**	1 day	Mon 7/1/02	Mon 7/1/02
40	▦	Send final Document for reproduction and distribution	5 days	Mon 7/1/02	Fri 7/5/02



All Resident 's Meetings will be held at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

SAN FRANCISCO HOUSING AUTHORITY
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7.3 CITYWIDE RESIDENT MEETING NOTES

SAN FRANCISCO HOUSING AUTHORITY
440 Turk Street · San Francisco, CA 94102 · Phone: (415) 554-1200

CITYWIDE RESIDENT MEETING
TO DISCUSS THE FY2003 ANNUAL PLAN
TUESDAY, MARCH 26, 2002 AT 3:00 P.M.
AT 440 TURK STREET, SAN FRANCISCO, CALIFORNIA 94102

AGENDA

1. OVERVIEW OF THE PHA PLANNING PROCESS

2. ADMISSIONS AND CONTINUED OCCUPANCY *(By: Naja Boyd & Beverli Marshall)*
   - ☑ Flat Rent
   - ☑ Transfer Policy
   - ☑ Lease

3. SECTION 8 ADMINISTRATIVE PLAN *(Lawrence Andrews & Tony Ucciferri)*
   - ☑ PBV Program Admin Plan Changes
   - ☑ Revision of limit on 1915 C Waiver Vouchers

4. CFP *(Robert Dahlstrom & Mary Bulota-Kane)*
   - ☑ Purpose and objectives of the Capital Fund Program (CFP)
   - ☑ Components of CFP
   - ☑ Performance and Evaluation Report of active CFP during current Fiscal Year.

5. HOPE VI *(Barbara Smith & Juan Monsanto)*
   - ☑ HOPE VI Program
   - ☑ Demolition/Disposition Applications
   - ☑ Plans for Increasing Availability of Affordable Housing

6. DIVERSITY AND CIVIL RIGHTS *(Buddy Choy)*
   - ☑ Civil Rights Policy, Implementation, Rules and Procedures
   - ☑ Civil Rights Information Telephone Lines
   - ☑ Training Program for Fair Housing Laws
   - ☑ Community Collaboration on Civil Rights Issue

7. QUESTION & ANSWER

2002 PHAN PLAN
ANNUAL SUBMITTAL PRESENTATION FOR RESIDENTS, RESIDENT LEADERS, PHTAs AND RMCs
DATE & TIME: Tuesday, March 26, 2002 @ 3:00 P.M..
LOCATION: 440 Turk Street, Commission Room

RESIDENT ADVISORY BOARD SIGN-IN SHEET

#	NAME	ADDRESS	PHONE #	FAX #
1	~~Hieng Dinh Ho~~	~~777 5th #3 S.F CA 94118~~	~~(415) 831-4008~~	
2	ALEX	2390 46TH		
3	JACKIE SACHS	2698 CALIFORNIA STREET #404	931-9731	
4	Mao Nghiep	888 K Pacific Ave		
5	Helen C. Granath	455 Eddy St., 203	775-6913	
6	Roselyn Tan	3231 Taraval St. #2 SF	664-7356	
7	Haydee De Luis	1825 Broderick st. #4. CA 94116	885-2631.	
8	Vicenta Villaseñor	1698 KIRKWOOD AVE.	643-3068	
9	Ana Luz Ruiz	286 Valencia St. apt #341	41598632	79, SPANISH
10	Sara Z Asgedom	70 JOSIAH. SF 94112	(415) 55867989	(ETHIOPIAN LANGUAGE)
11	Chi Ching Ngan	1902 OCEAN AVE S.F. CA 94127	586-0137	
12	Aurora de LEON	430 TURK Apt 504	487-7968	

2002 PHAN PLAN
ANNUAL SUBMITTAL PRESENTATION FOR RESIDENTS, RESIDENT LEADERS, PHTAs AND RMCs
DATE & TIME: Tuesday, March 26, 2002 @ 3:00 P.M..
LOCATION: 440 Turk Street, Commission Room

RESIDENT ADVISORY BOARD SIGN-IN SHEET

#	NAME	ADDRESS	PHONE #	FAX #
13	CYNTHIA MARGARET DENNIS-MIRZAI	835 OFARRELL ST #607 SAN FRANCISCO CA 94109	(415)931-3163	558-7106
14	Ben L. Chu		(415) 673-6286	
15	DEBORAH TAYLOR	473 ELLIS STREET #508 SANFRANCISCO CA 94102	931-9834 or	928-0205
16	Helen C Granath	455 EDDY ST. # 203 S.F. Ca. 94102	(415) 775-6913	—
17	Zinaida Kharag	595-20 AV, S.F. Ca. 94121	(415) 752-2737	
18	Bettie Guess	391 Briedgeview Dr #5 SF Ca 9412-	415 822-0913	
19	Rhodessa Jones	741 Elizabeth St. S.F. 94114	415- 292-1850 821-3538	Rhodessa@Cultural Odyssey.org.
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21				
22				
23				
24				

San Francisco Housing Authority
City and County of San Francisco

1815 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

1ST CITY WIDE RESIDENT MEETING TO DISCUSS THE FY2003 ANNUAL PLAN
2002 CAPITAL FUND PROGRAM (CFP)

DATE & TIME: **Tuesday, March 26 @ 3:00 P.M.**

LOCATION: **SFHA's Commission Room, 440 Turk Street**

MINUTES

Mr. Robert Dahlstrom, Acting Administrator, Modernization and Construction Department presented the Agenda Item for the Capital Fund Program. Mr. Dahlstrom welcomed the audience and introduced the staff of the Modernization and Construction Department present at the meeting. Translation to accommodate those residents that are non- English speaking (Spanish, Russian, Vietnamese, Chinese and Cantonese) were available. A sign-in sheet was passed around.

HANDED OUT MATERIALS - CFP

1) Schedule of time and activities
2) Capital Fund Program description of components and objectives

ADMINISTRATION STAFF

Bob Dahlstrom, Acting Administrator
Mary Bulota, Planning and Program Development Manager
Alicia Sisca, Senior Project Manager
Lima Ilalio, Senior Secretary

Bob Dahlstrom, described the purpose and objectives of the Capital Fund Program (CFP), Explaining that only applies to major physical needs and management improvements. Mr. Dahlstrom mentioned that approximately 16 million dollars is proposed for this year funding. Mr. Dahlstrom, briefly explained the components of the Annual Submittal and that the bulk of the funds goes towards physical improvements. Mr. Dahlstrom also mentioned that as part of the application the Authority must submit performance and evaluation reports of active CFP during current fiscal year. Mr. Dahlstrom informed that brochures are available for information and that flyers were mailed out to all residents to report any needs on their units and/or developments. Mary Bulota asked for those that were in the Advisory Board last year, to join the Board again this year and invited all attendees to volunteer to be part of the Resident Advisory Board. Ms. Bulota informed about the schedule for all upcoming meetings to discuss and prepare the 2002 PHA Plan and how to prioritize the needs.

In closing remarks, Bob announced the three important things to remember:

1) Fill out the forms that were mailed out for comments; and
2) Sign up for the Resident Advisory Board

Prepared by: Lima Ilalio, Modernization and Construction

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SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • TELEPHONE (415) 554-1200

Introduction

1.1 What is the PHA Plan?

The PHA Plan is a comprehensive guide to public housing agency (PHA) policies, programs, operations, and strategies for meeting local housing needs and goals. There are two parts to the PHA Plan: the Five-Year Plan, which each PHA submits to HUD once every fifth PHA fiscal year, and the Annual Plan, which is submitted to HUD every year. It is through the Annual Plan that a PHA receives capital funding and/or Public Housing Drug Elimination Program (PHDEP) funding.

Section 511 of the Quality Housing and Work Responsibility Act (QHWRA) of 1998 created the public housing agency Five-Year and Annual Plan requirement. The Five-Year Plan describes the mission of the agency and the agency's long-range goals and objectives for achieving its mission over a five-year period, and their approach to managing programs and providing services for the upcoming year. The PHA Plan also serves as the annual application for grants to support improvements to public housing buildings (Capital Fund Program) and safety in public housing (Public Housing Drug Elimination Program).

Any local, regional or State agency that receives funds to operate Federal public housing or Section 8 tenant-based assistance (vouchers) programs must submit a PHA Plan. The law considers these agencies to be public housing agencies even though they may not be called a PHA locally. For example, State Housing Finance Agencies that administer vouchers are considered PHAs and required to submit a PHA Plan.

1.2 Congressional Intent and Purpose in Creating the PHA Plan Requirement

The Quality Housing and Work Responsibility Act (QHWRA) of 1998 provided more flexibility and discretion for PHAs to use funding to address the needs of low-income families. The PHA Plan is Congress's way of ensuring that the PHA is accountable to the local community for choices it makes with this flexibility.

With the creation of the PHA Plan requirement, the law specified both the type of information that should be included in the plan – the content of the Plan – and the steps a PHA must go through to obtain resident and public involvement in the plan – the process for its development. In addition, the law required that the plan be consistent with the housing and community development plans of the community (as described in the jurisdiction's Consolidated Plan).

To ensure public participation in the process, PHA Plans, including attachments and supporting documents, must be available for inspection by the public at the principal office of the PHA during normal business hours both during the public review period prior to the board hearing and submission to HUD, as well as after HUD approval of the PHA Plan. HUD encourages PHAs to make the PHA Plan available at the principal business office(s) of the jurisdiction(s) served by the PHA if different from the PHA's principal office (or of several of the jurisdictions served by the PHA if the PHA covers a large jurisdiction). PHAs are also encouraged to make the PHA Plan and attachments available at other locations, such as libraries or community centers and on PHA or community web sites.

1.3 How the PHA Plan Can Serve as a Strategic Planning Tool

With the passage of the QHWRA, PHAs have many more "tools" to manage their programs. These tools include: flexible rent structures and payment standards; new admissions and occupancy procedures (including site-based waiting lists); alternative management options; steady formula funding for capital and drug elimination programs; replacement of obsolete public housing with vouchers; and strengthened ties to Temporary Assistance to Needy Families (TANF) and Community Development Block Grant (CDBG) agencies. The PHA Plan is the opportunity for the PHA to fully consider these tools and then inform the public how the PHA will use them. The PHA Plan process is an annual opportunity to determine the role of the PHA in the community – now and in the future. Strategic planning helps the PHA decide what mechanisms it will use to reach its goals.

PHA Plan as a Strategic Planning Tool

The PHA Plan essentially walks the PHA through the strategic planning process because the Plan components reflect a basic organizational planning process.

- The PHA **assesses the housing needs** of the community;
- the PHA **identifies the financial and other resources** available to the PHA to help address those needs;
- the PHA **establishes goals and strategies** for addressing the needs identified; and
- the PHA translates these strategies into **policies and programs.**

1.4 How the PHA Resident Community Is Involved in the PHA Plan Process

The PHA's resident community plays an important role in the development of the PHA Plan. Residents can ensure that their needs are being addressed and become more involved in issues that directly affect them. In addition, through involvement in the PHA Plan, residents will be more aware of the process that the PHA undergoes to prioritize agency activities. PHAs also benefit by working with residents since the residents can provide important information regarding the physical condition of the developments, physical or management improvements that are needed, and resident self-sufficiency needs. This information helps PHAs to prioritize capital improvement activities and obtain supportive services for residents.

PHAs are required to establish one or more Resident Advisory Boards (RAB) to enable residents to advise the PHA in Plan development. The membership consists of individuals who reflect and represent the residents assisted by the PHA. The RAB makes recommendations regarding the development of the PHA Plan, and any significant amendments or modifications to the Plan.

San Francisco Housing Authority
City and County of San Francisco

1815 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

CFP

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

PHA City Wide Resident's Meeting
Tuesday, March 26, 2002. From 3:30 P.M. To 5:00 P.M.
440 Turk Street. Commission Room

A. COMPONENTS OF CAPITAL FUND PROGRAM ANNUAL SUBMITTAL

1. Executive Summary
2. Physical Needs Assessment
3. Management Needs Assessment
4. Five-Year Action Plan
5. Local Government Statement
6. Board of Commissioners Resolution
7. Annual Statement
8. Performance and Evaluation Report (P&ER)

B. CAPITAL FUND PROGRAM

Primary Objective:

- To provide modernization assistance to PHA's which manages 500 or more units.
- To provide considerable discretion to PHA on what, how and when the expenditure of funds could be used.
- To simplify the program of Federal Assistance for capital improvements.
- To provide increased opportunities and incentives for more efficient management.
- To give PHA's greater control in planning and expending funds for modernization, rehabilitation, and improvement of housing developments.

C. PURPOSE OF CAPITAL FUND PROGRAM

- Identifies all of the physical and management improvements needed for the PHA and all of its developments.

- Set forth strategies and a plan of action to improve the PHA's and its developments to the following standards:
  Modernization and energy conservation standards.
  An acceptable level of performance in the area of management.
  Additional Management needs as required.

D. PHYSICAL NEEDS ASSESSMENT

Provide a general description of all unfounded physical improvements that the PHA would need to undertake to bring that development to a level at least equal to the modernization and energy conservation standard and to comply with other program requirements.

The following are taken into consideration in preparing the Physical Needs Assessment:

- Reasons for any vacancies and work necessary to return the units to occupied status.
- Work necessary to ensure long-term viability.
- Replacement needs of equipment, systems and structural elements.
- Work necessary to meet Housing Quality Standards.
- Lead-based paint testing and abatement requirements.
- Section 504 needs assessment.
- Physical disparities between buildings occupied predominantly by minorities and non-minorities, and the physical improvements.
- Develop deficiencies requiring corrections and are eligible for CFP funding.

Sources of information for gathering data for Physical Needs Assessment:

- Previous physical needs assessments to develop the CAPITAL FUND PLAN for Modernization or to prepare for Joint Review under the Comprehensive Improvement Program.
- PHA annual inspection reports of dwelling units.
- PHA maintenance records.
- Resident complaint records.
- Schedule for LBP testing and the results of LBP testing.
- Section 504-assessment and /or transition plan.

- Energy audit updates.
- PHA's comprehensive Occupancy Plan (COP).
- Recent HUD review reports.

E. MANAGEMENT NEEDS ASSESSMENT:

Identify all improvements needed to upgrade the management and operation of the PHA and of each viable development so that decent, safe and sanitary living conditions will be provided.

Management Needs Assessment identified are classified under two categories:

- Mandatory Improvements
- Optional improvements

Mandatory Improvement:

- The management, financial, and accounting control systems.
- The adequacy and qualifications of personnel.
- The adequacy and efficiency of resident programs and services.
- Open audit findings.
- Management deficiencies in an existing HUD-approved Action Plan or Memorandum of Agreement- before PHAS implementation.
- Management deficiencies in an existing HUD- approved MOA based on PHAS.
- Management deficiencies identified under the PHAS.
- Management deficiencies through HUD monitoring.

Optional Improvements:

- Identified through PHA self-assessment.
- Identified through PHAS evaluation as a recommendation to improve overall performance rating.

F. FIVE –YEAR ACTION PLAN:

Establish the PHA's funding and work priorities among its developments for each year of the five-year period.

Set forth board categories of work to address the physical and management deficiencies, or portion of the deficiencies that the PHA intends to fund during the five year period.

The following types of work items are scheduled prior to other activities of the PHA:

- Correct emergency conditions.
- Statutory or other legally mandated requirements.
- Section 504 needs assessment.
- LBP testing requirements.

G. ANNUAL STATEMENT:

An annual submittal by the PHA to HUD of the activities and related costs it expects to fund with annual grant.

H. LOCAL GOVERNMENT STATEMENT:

The local jurisdiction of each PHA signs the CAPITAL FUND PROGRAM and the Annual Statement. The signature is a certification that:

- The Local Government was consulted in the preparation of the CAPITAL FUND PROGRAM and the Annual Statement.
- The CAPITAL FUND PROGRAM and the Annual Statement is consistent with the general local government's assessment.
- The PHA's drug elimination activities are coordinated with the local drug elimination strategies and neighborhood improvement programs.

I. BOARD OF COMMISSION RESOLUTION:

A Resolution is approved by the Board of Commissioners approving the CAPITAL FUND PLAN and the Annual Statement, which certifies that the PHA has complied with HUD requirements.

J. EXECUTIVE SUMMARY:

Objective:
Sets forth the PHA's overall modernization strategy and highlights any special problems and strategies.

Purpose:
To facilitate review and comprehension of the supporting documents of the Capital Fund Plan.

The following items are included in the Executive Summary.

- Summary of Preliminary Estimated Cost.
- Strategy Statement
- Statement on Developments with Comprehensive Modernization in Progress.
- Description of Resident Partnership and summary of general issues.

K. ROLE OF CFP ADVISORY COMMITTEE (CFPAC) AND MEMBER SELECTION:

The Advisory Committee will be the key vehicle for resident involvement in the process of identifying physical and management improvement needs, in conjunction with the Housing Authority staff representatives.

The Advisory Committee meetings will focus on the overall needs of the agency (both physical and management), and how best to utilize available CFP resources to meet them.

L. FIVE YEARS ACTION PLAN PRIORITIES:

There will be two steps in setting priorities:

a) After performing the analysis of needs (both physical and management), the Committee will evaluate them and compute cost estimates.

b) The Committee will develop strategies for consensus building, relying on the following factors:

1. Prioritize funding of statutory requirements and the inclusion of no-cost management improvements; then,

2: Maintaining a HA - wide perspective the Advisory Committee will make funding decisions objectively, based on the Physical and Management Needs Assessment Prepared for 1997 Annual submittal, taking under consideration physical conditions, location, and other viability factors, as well as age of the structures and other objective data.

M. PERFORMANCE AND EVALUATION REPORT:

Each PHA must annually submit to the Field Office as part of its PHA Plan, the Performance and Evaluation Report for each approved Annual Statement including replacement housing factor or emergency grants, where the PHA is still expending funds. The reporting period ends six months before the start of a PHA's fiscal year. This report will be submitted as part of the Annual Plan submission and thus subject to the public hearing process. Formerly, under the CGP, such reports were for the program year ending June 30th and were due on September 30th.

BD/MBK/AS
2002CFPAS
cc: 02CFP File

San Francisco Housing Authority
City and County of San Francisco

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

FIRST CITYWIDE RESIDENTS MEETING
March 26, 2002

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

AGENDA

Capital Fund Program (CFP)

a) Purpose and objectives of the Capital Fund Program (CFP)

b) Components of CFP

☑Physical Needs Assessment

☑Management Needs Assessment

☑Annual Statement

☑Five-Year Action Plan

c) Performance and Evaluation Report of active CFP during current Fiscal Year

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

- The CAPITAL FUND PROGRAM (CFP) came into exist as Comprehensive Grant Program (CGP) in 1990 by the National Affordable Housing Act (NAHA) and was designed to govern the Modernization needs for Public & Indian Housing Authorities. The CFP provides Modernization assistance for Capital (Physical) and Management Improvements.
- The CFP funds can not be used to perform any normal Maintenance repair work!
- The CFP annual submission identifies both physical and management improvements needed and a strategy/plan of action to accomplish/improve the development and management of the developments.
- Last year the submittal was in the amount of $16,341,434.
- SFHA's 2002 Allotment:

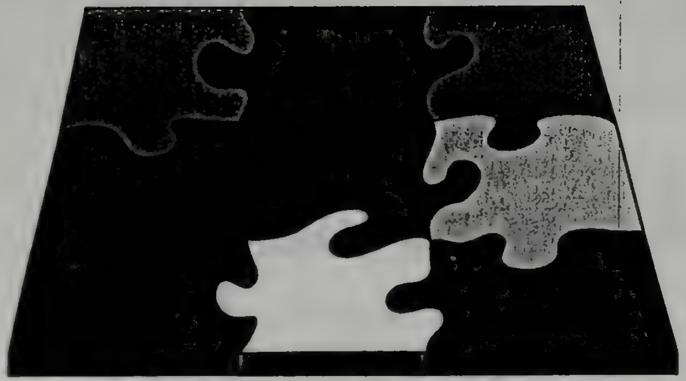
Currently the SFHA's estimated 2002 allotment is $16,341,434.

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

- **RESIDENTS PARTICIPATION PROCESS:**

- Resident participate in the preparation of the Capital Fund Program Annual Submission process in partnership with the Housing Authority in the form of a CFP Resident Advisory Board (RAB).

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL



- **CFP SUBMITTAL REQUIREMENTS EIGHT MAYOR COMPONENTS:**

1 Executive Summary

2 Physical and Management Needs Assessment

3 Five-Year Action (2003/2006) Plan

4 Local Government Review:

5 Board of Commissioners Resolution

8 Annual Statement for 2002

9 Performance and Evaluation Report

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

1 .Executive Summary:

Provides a summary of the CFP 2002 overall modernization, resident partnership and local government review; and highlights any strategies and special problems.

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

2 .Physical and Management Needs Assessment:

The Needs Assessment must be submitted every five years, to update information about Comprehensive Modernization needs in all of HA's Developments. The last physical needs assessment was revised in 1996 and submitted with the 1997 CFP annual submittal. ***This year the Authority must update the Needs Assessment and for that hired a Consultant Firm, DLR Group to perform the job and together with the RAB will set up a Strategy Statement***: Priority for physical and management improvements. Set of program goals and objectives to determine priorities.

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

4. FIVE-YEAR ACTION (2003/2006) PLAN:

AS PART OF THE COMP GRANT THE HA SHALL PREPARE A FIVE-YEAR ACTION PLAN, TO CARRY OUT THE IMPROVEMENTS AND REPLACEMENTS IDENTIFIED IN COMPONENTS #2 AND #3.

THE FIRST YEAR OF THE FIVE-YEAR PERIOD IS COVERED BY THE ANNUAL STATEMENT.

THE FIVE-YEAR PLAN HAS A ROLLING BASE, THAT MEANS THAT THE PLAN MUST BE ANNUALLY UPDATED TO ELIMINATE THE PREVIOUS YEAR AND ADD AN ADDITIONAL FIFTH YEAR.

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

5 . **Local Government Review:**

Review and comments on 2002 CFP annual submittal as it relates to the City's overall housing strategy.

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

6. Board of Commissioners Resolution:

The SFHA's Board of Commissioners meeting to review and approve the 2002 CFP Annual submittal will be scheduled in June 2002. After board approval, the 2002 CFP application will be formally submitted to local HUD office.

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

7. ANNUAL STATEMENT:

WORK PLAN FOR THE CURRENT YEAR

CAPITAL FUND PROGRAM (CFP)
2002 ANNUAL SUBMITTAL

8. PERFORMANCE AND EVALUATION REPORT:

BEGINNING WITH JULY 2002, THE AUTHORITY MUST ANNUALLY SUBMIT TO THE FIELD OFFICE AS PART OF THE PHA PLAN THE PERFORMANCE AND EVALUATION REPORT FOR EACH APPROVED ANNUAL STATEMENT WHERE THE AUTHORITY IS STILL EXPENDING FUNDS. THE REPORTING PERIOD ENDS SIX MONTHS BEFORE THE START OF THE FISCAL YEAR.

THIS REPORT WILL BE SUBMITTED AS PART OF THE ANNUAL PLAN SUBMISSION AND THUS SUBJECT TO THE PUBLIC HEARING PROCESS.

SAN FRANCISCO HOUSING AUTHORITY

CFP 2002 ANNUAL SUBMITTAL

ID	ℹ	Task Name	Duration	Start	Finish
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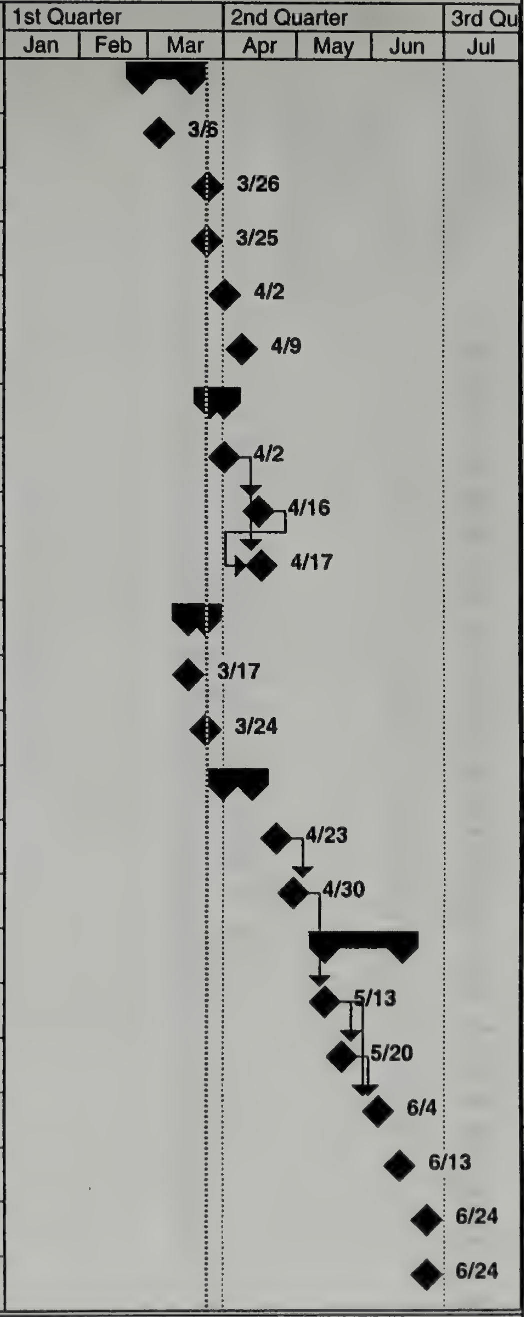
31	▦ ✎	***2nd City Wide Residents Meeting***	***1 day***	***Tue 4/23/02***	***Tue 4/23/02***
32	▦	***Public Hearing***	1 day	Tue 4/30/02	Tue 4/30/02
33		**Final Approvals**	**24 days**	**Mon 5/13/02**	**Thu 6/13/02**
34	▦	Submit CFP Application for Executive Director review and approval	5 days	Mon 5/13/02	Fri 5/17/02
35	▦	Submit CFP Application for Mayor review and approval	5 days	Mon 5/20/02	Fri 5/24/02
36	▦ ✎	Submit Resolution for Board approval	1 day	Tue 6/4/02	Tue 6/4/02
37	▦	Board approval	1 day	Thu 6/13/02	Thu 6/13/02
38	▦	**Submit Application to HUD**	1 day	Mon 6/24/02	Mon 6/24/02
39	▦	Send final Document for reproduction and distribution	5 days	Mon 6/24/02	Fri 6/28/02



All Resident 's Meetings will be held at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

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SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • TELEPHONE (415) 554-1200

三藩市房管局二零零二年年度計劃
居民意見問卷

---

1 有需要改善的地方：
a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

____

____

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

____

____

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

____

____

2 單位維修
去年你有要求單位維修服務嗎？□有□沒有
a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因為______________________________
____

b) 你對你要求修理工作的回應時間滿意嗎？
□是□不是，因為______________________________
____

c) 你對修理工作的質量滿意嗎？
□是□不是，因為______________________________
____

3 三藩市房管局工作人員的溝通(經理辦公室)
去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是
a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因為______________________________
____

b) 三藩市房管局工作人員回應你嗎？
□是□不是，因爲____
____

c) 三藩市房管局工作人員對你提出的顧慮，或問題夠專業嗎？
□是 □不是，因爲____
____

4 安全
在你社區内有什麼安全問題？請在下面項目打勾假如你認爲它適用到你居住的社區内：
□ 在我的社區没有罪行問題
□ 燈光很差
□ 非法的毒品活動
□ 非居民在我的社區出現
□ 空置及封蓋單位
□ 慢/没有實在的警察負責
□ 其他 - 請說明：______________________________
____
____
____

SFHA 2002年年度計劃
第八段房屋計劃參加者意見問卷

1. 請表明你喜歡哪一個重新憑證的程序(recertification process)：
   □ 辦公室
   □ 在家
   □ 郵寄

2. 在1237 Van Ness Avenue的第八段房屋辦公室星期四晚上辦公到晚上八點。你覺得這個服務：
   □ 非常有幫助
   □ 没有幫助

3. 你對三藩市房管局的住客置業計劃感興趣嗎？
   □是　　□不是

4. 其他意見：

____

____

感謝你提供你的意見幫助我們回應你的需要。

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

SFHA нужно Ваше участие в составлении ежегодного плана на 2002г. Пожалуйста, уделите несколько минут для ответов на следующие вопросы:

---

1. Что нужно сделать:
   a) в Вашей квартире (например: ремонт ванны и умывальника, кухонных шкафчиков и т. д.)
   ____
   ____

   b) в Вашем доме (например: перила, наружное освещение, лифты, вентиляция и т. д.)
   ____
   ____

   b) на территории дома (например: ландшафт, забор по периметру и т. д.)

2. Техническое обслуживание квартиры
   Обращались ли вы по поводу технического обслуживания Вашей квартиры за последний год? ☐ да ☐ нет
   a) Были ли Вы удовлетворены телефонным обслуживанием, когда Вы звонили в SFHA и заказывали ремонтные работы?
   ☐ да ☐ нет, потому, что ______________________
   ____

   b) Были ли Вы удовлетворены ответом, указывающим время на выполнение Вашего заказа на ремонт? ☐ да ☐ нет потому, что ______________
   ____

   c) Были ли Вы удовлетворены качеством ремонтных работ? ☐ да ☐ нет потому, что______________________________
   ____

2. Контакт с работниками SFHA (штат управления собственностью)
   Посещали ли Вы офис управления собственностью в Вашем доме по различным вопросам за последний год? ☐ да ☐ нет
   a) Были ли работники SFHA вежливы? ☐ да ☐ нет потому, что __________
   ____

   b) Проявили ли работники SFHA отзывчивость к Вашим проблемам? ☐ да ☐ нет потому, что ______________________________
   ____

c) Компетентны ли были работники SFHA в тех вопросах которые Вы поднимали?
☐ да ☐ нет потому, что____________________

4. Безопасность

Какие проблемы с обеспечением безопасности в Вашем доме? Пожалуйста, отметьте те пункты, указанные ниже, которые, как Вы считаете, относятся к Вашему дому:

☐ Криминал не является проблемой в нашем доме
☐ Плохое освещение
☐ Нелегальная деятельность, связанная с распространением наркотиков
☐ Присутствие посторонних людей в доме
☐ Пустые и заколоченные квартиры
☐ Медленная или безответная реакция полиции
☐ Другое—пожалуйста объясните: ____________________

SFHA нуждается в помощи участников 8 программы для составления ежегодного плана на 2002г. Пожалуйста, уделите несколько минут для ответов на следующие вопросы:

1 Пожалуйста, укажите какой процесс перерегистрации Вам предпочтителен:

☐ Офис
☐ Дома
☐ Почтой

2 Офис на 1237 Van Ness Avenue, обслуживающий участников 8 программы, работает в четверг вечером до 20:00. Вы считаете такой сервис:

☐ очень полезным
☐ бесполезным

3 Вас заинтереоовала программа SFHA о домавладельцах?

☐ да ☐ нет

4 Другие комментарии:

____

Благодарим Вас за выраженное Вами мнение, которое поможет нам в решении Ваших проблем.

SAN FRANCISCO HOUSING AUTHORITY

440 Turk Street – San Francisco, California 94102 – (415) 554-1200

SFHA Datos de necesidades de residentes de la vivienda pública para el plan anual del 2002

Por favor tome un minuto para contestar las siguientes preguntas:

1. **Cuáles son las nesidades de reparación:**
   a. **En su unidad** (Ejemplo: bañadera, fregadero, gabinetes etc.)

   b. **En su edificio** (Ejemplo: barandillas, luces exteriores, elevador y ventilacion)

   c. **En su conjunto de viviendas:** (Ejemplo: barandillas, jardinería, cercas empalizadas)

2. **Mantenimiento de su Unidad**
   Ha solicitado servicio de mantenimiento durante el pasado año? Si ☐ No ☐
   a. Estuvo usted satisfecho con el servicio que le dieron por teléfono? Si ☐ No ☐, porque?

   b. Estuvo satisfecho con el tiempo de respuesta acerca del las reparaciones que solicitó? Si ☐ No ☐, porque?

   c. Estuvo satisfecho con la calidad de las reparaciones? Si ☐ No ☐, porque?

3. **SFHA Comunicacion con la oficina del gerente de la propiedad**
   A visitado usted la oficina del gerente de la propiedad con preguntas, problemas durante el pasado año? Si ☐ No ☐
   a. Fue atento el personal de SFHA? Si ☐ No ☐, porque?

   b. El personal de SFHA se mostró disponible a sus demandas? Si ☐ No ☐, porque?

c. En su opinión puede decir que los administradores tenían conocimiento acerca de sus preguntas y demandas?
Si ☐ No ☐, porque?

4. **Seguridad**
Cuáles son los puntos cruciales de seguridad en su comunidad?
Por favor marque los que correspondan a su complejo de viviendas:

☐ El crimen no es un problema

☐ Mala iluminación

☐ Actividad con drogas ilegales

☐ Precencias de gente que no son residentes de su complejo de viviendas

☐ Unidades desocupadas

☐ Respuestas de la policia lentas/inexistentes

☐ Otro - por favor explique:

SFHA Datos de necesidades para residentes de Section 8 para el plan anual del 2002

Por favor tome un minuto para contestar las siguientes preguntas:

1. Por favor indique que proceso para recertificacion prefiere

☐ Oficina

☐ En casa

☐ Por correo

2. La oficina de Section 8 de la calle 1237 VanNess Avenue está abierto los jueves hasta las 8pm de la tarde, En su opinion puede decir que este servicio es:

☐ Es servicial

☐ No es servicial

3. Esta interesado en el programa que ofrece el SFHA para comprar su vivienda?

Si ☐ No ☐

4. Otros comentarios:

Gracias por ofrecernos sus opiniones para mejorar la calidad de servicios y responder a sus necesidades.

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SAN FRANCISCO HOUSING AUTHORITY

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SFCGC cần quí vị cho thêm ý kiến của kế hoạch hàng năm Năm 2002
Xin vui lòng nhín chút thời gian để trả lời những câu hỏi sau đây:

---

1. Những gì cần được hoàn tất:
   a) Trong phòng quí vị (Thí dụ: Trang bị lại Bồn Tắm và bồn rửa chén, ngăn tủ nhà bếp, v.v.v)
   ____
   ____
   b) trong đơn vị chổ ở (Thí dụ: tay vịn lan can, đèn ở ngoài, cầu thang mày và sự thông gió, v.v.v).
   ____
   ____
   c) Trong khu phát Triển (Thí dụ: Công viên, chu vi hàng rào, v.v.v)
   ____
   ____

2. Đơn vị sửa Chửa
   Trong năm vừa qua quí vị có đòi hỏi vệ sự phục vụ của ban sửa chửa không? có ☐ không ☐.
   a) Quí vị có hài lòng khi gọi điện thọai đến SFCGC để đỏi hỏi việc sửa chửa không?
   Có ☐ không ☐ tại vì ______________________________
   ____
   b) Quí vị có hài lòng trong thời gian đáp ứng sự đòi hỏi sửa chữa của quí vị không?
   Có ☐ Không ☐, tại vì ______________________________
   ____
   c) Quí vị có hài lòng phẩm chất sửa chửa không?
   Có ☐ không ☐, tại vì ______________________________
   ____

3. SFCGC Sự giao thiệp Nhân Viên (Trưởng Phòng Quản Lý)
   Trong năm vừa qua quí vị có đến Văn phòng hỏi những vấn đề đến sự quan tâm không? ☐ có ☐ không
   a) Nhân Viên SFCGC có nhã nhận không?
   ☐ có ☐ không. Tại vì ______________________________
   ____
   b) SFCGC trả lời như thế nào với quí vị?
   ☐ có ☐ không, tại vì ______________________________
   ____

c) Nhân Viên SFCGC có thông hiểu sự quan tâm, vấn đề, hoặc nghi nghờ sự xây dựng của quí vị không?
☐ có ☐ không, tại vì ____________________
____

4. An Toàn
Vấn đề nào an toàn nhất trong cộng đồng của quí vị? Xin vui lòng đánh dấu những ô dưới đây mà quí vị cho là cần thiết trong khu phát triển nơi quí vị ở:
☐ Tội phạm không là vấn đề trong khu phát triển của tôi
☐ Ánh sáng không tốt
☐ Không hợp pháp hoạt động về ma túy
☐ Sự có mặt những người không phải dân cư trong khu phát triển
☐ Bỏ trống vàniêm phong đơn vị
☐ Chậm/sự đáp ứng của cảnh sát
☐ Ngoài ra - xin vui lòng giải thích:____________________
____
____
____

SFCGC cần những người trong chương trình nhà ở Đoạn 8 tham gia ý kiến trong kế hoạch của Năm 2002
Xin vui lòng nhín chút thời gian trả lời những câu hỏi:

1. Xin chỉ định những quá trình nào thích hợp về sự tái cấp giấy chứng nhận
☐ Văn phòng
☐ Nhà
☐ Đến bằng Thư từ

1. Văn Phòng Nhà Ở đoạn 8 tại 1237 Đường Van Ness mở cửa vào Ngày Thứ Năm cho đến 8 giờ tối, vềviệc phục vụ này:
☐ Rất tốt trong sự giúp đở
☐ Không tốt về sự giúp đở

2. Quí vị có thích thú nghỉ đến SFCGC chương trình Làm Chủ Căn Nhà không?
☐ có ☐ không4.

3. Những bình luận khác:
____
____
____
____
Cám ơn quí vị đả cho chúng tôi những ý kiến theo nhu cầu đáp ứng của quí vị cần.

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SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

   ____

   ____

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

   ____

   ____

   c) in your development (Example: landscaping, perimeter fencing, etc.)

   ____

   ____

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☐Yes ☐No, because ______________________________

   ____

   b) Were you satisfied with the response time of the repair work you requested?
   ☐Yes ☐No, because ______________________________

   ____

   c) Were you satisfied with the quality of the repair work?
   ☐Yes ☐No, because ______________________________

   ____

   ____

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☐No
   a) Was SFHA staff courteous?
   ☐Yes ☐No, because ______________________________

   ____

   b) Was SFHA responsive to you?
   ☐Yes ☐No, because ______________________________

   ____

c) Was SFHA staff knowledgeable about the concern, issue, or question that you raised?
☐Yes ☐No, because ____
____

4. Safety
What are the safety issues in your community? Please check the items below that you think apply to the development you live in:
- ☐ Crime is no a problem in my development
- ☐ Bad lighting
- ☐ Illegal drug activity
- ☐ Presence of non-residents in my development
- ☐ Vacant and boarded-up units
- ☐ Slow / non-existent police response
- ☐ Other – please explain: ________________________________
____
____
____

The SFHA Needs Section 8 program participants input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. Please indicate which recertification process you prefer:
- ☐ Office
- ☐ Home
- ☐ Mail in

2. The Section 8 office on 1237 Van Ness Avenue is open Thursday evening until 8 p.m. Do you find this service:
- ☐ Very helpful
- ☐ Not helpful

3. Are you interested in the SFHA Homeownership Program?
☐Yes ☐No

4. Other comments:
____
____
____
____

Thank you for offering your opinion to help us respond to your needs.

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

CITYWIDE RESIDENT MEETING

TO DISCUSS THE FY2003 ANNUAL PLAN

TUESDAY, APRIL 23, 2002 AT 3:00 P.M.

AT 440 TURK STREET, SAN FRANCISCO, CALIFORNIA 94102

AGENDA

1. OVERVIEW OF THE PHA PLANNING PROCESS

2. ADMISSIONS AND CONTINUED OCCUPANCY *(Naja W. Boyd & Beverli Marshall)*
   - ☑ Flat Rent
   - ☑ Transfer Policy
   - ☑ Lease

3. SECTION 8 ADMINISTRATIVE PLAN *(Lawrence Andrews & Tony Ucciferri)*
   - ☑ PBB Program Admin Plan Changes
   - ☑ Revision of limit on 1915 C Waiver Vouchers

4. CFP *(Robert Dahlstrom & Mary Bulota-Kane)*
   - ☑ Public acknowledgement of Resident Advisory Board,
   - ☑ Capital Fund Program Reports (CFP)
     - a. CFP 708 (1999) - Annual Statement, Performance & Evaluation Report, Final Close Out,
     - b. CFP 709 (Emergency Fund) - Annual Statement, Performance & Evaluation Report, Revision #1,
     - c. CFP 710 (2000) - Housing Authority's Budget Vs. Actual Report,
     - d. CFP 711 (2001) - No Report needed on current year,
     - e. CFP 712 (2002) - Proposed Original Annual Statement.

5. HOPE VI *(Barbara Smith & Juan Monsanto)*
   - ☑ HOPE VI Program
   - ☑ Demolition/Disposition Applications
   - ☑ Plans for Increasing Availability of Affordable Housing

6. QUESTIONS & ANSWERS

2002 PHAN PLAN
SECOND ANNUAL SUBMITTAL PRESENTATION FOR RESIDENTS, RESIDENT LEADERS, PHTAs AND RMCs
DATE & TIME: Tuesday, April 23, 2002 @ 3:00 P.M..
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS	PHONE #	FAX #
1	Cynthia M. DENNIS-MIRZAI	835 OFARRell St. #607 SFCA 94109	(415)931-3163	
2	William C. Vitalie	491 31st Ave #509 S.F., CA 94121	221-8369	
3	JACKIE SACHS	2698 CALIFORNIA STREET #404 SAN FRANCISCO 94115	931-9731	
4	Maggie Wang	SFHA Diversity	715-5948	
5	Sam Bratt	SFHA	715-3268	
6	STELLA SHUSTER	4770 MISSION str, #204	586-2294	
7	Nana, Brian	The Arc San Francisco 1500 Howard St. SF CA 94103	255-7200 ext. 156	
8	Ron Lazzio	SFHA Maint	715-3252	
9	ELIZABETH Tandy	440 Turk	-	
10	Kim ATKIELSKI	RAA	425 313-0407	
11	LAWRENCE ANDREWS	SFHA	674-3233	
12	LAM, GUANG	1104 SCOTT ST.	922-7169	

2002 PHAN PLAN
SECOND ANNUAL SUBMITTAL PRESENTATION FOR RESIDENTS, RESIDENT LEADERS, PHTAs AND RMCs
DATE & TIME: Tuesday, April 23, 2002 @ 3:00 P.M..
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS	PHONE #	FAX #
13	Heng Lum	440 Turk St. S.F. CA 94102	554-1266	554-1268
14	Susanna Hon	312 Salinas Ave.	(415) 673	5272
15	Alvin Hon	447 Campbell Ave	(415) ~~673~~	467-6577
16	Anna Garman	914 Ellsworth St.	(415) 82	4-1128
17	Haydee De Leon	1825 Alvarado St. #4.	415)	885 7631.
18	Ana Luz Ruiz	286 Valencia St. apt #34	415 83	2791
19	Vicenta Villaseñor	1698 Kirkwood Av.	415-643-3068	
20	Barbara Smith	1815 Egbert, S.F.	715-3220	715-3201
21	Sam Bratt	SFHA /		
22	Cynthia M. Dennis-Mirza	SFHA Res. Adv. Board 835 OFarrell St #607, SF	(415) 931-316 Ca 94109	3
23	Rodney Hampton Jr	1715 Yosemite Ave	822-3491	822-4958
24	Mary Burton	SFHA 1815 Egbert SF	715-3214	715-3243

2002 PHAN PLAN
SECOND ANNUAL SUBMITTAL PRESENTATION FOR RESIDENTS, RESIDENT LEADERS, PHTAs AND RMCs
DATE & TIME: Tuesday, April 23, 2002 @ 3:00 P.M..
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS	PHONE #	FAX #
25		SFHA, Modernization	715-3215	715-3243
26	ALICIA SISCA	SFHA, MOD	715-3265	
27				
28				
29				
30				
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SAN FRANCISCO HOUSING AUTHORITY

440 Turk Street · San Francisco, CA 94102 · Phone: (415) 554-1200

CITYWIDE RESIDENT MEETING

TO DISCUSS THE FY2003 ANNUAL PLAN

TUESDAY, APRIL 23, 2002 AT 3:00 P.M.

AT 440 TURK STREET, SAN FRANCISCO, CALIFORNIA 94102

SIGN-IN SHEET

#6

Name/Title	DEPT/Address/Phone
Cynthia M. Dennis-Mirzai	ACoP 835 OFArrell SFCA (415) 931-
SIMA SHUSTER	4770 Mission St #20
Haydee De Jesus	1825 Broderick St. SF
Ana Luz Ruiz 286 Valencia St apt #3	363-2791
Anna Dorman	824 1128 914 Ellswo
Susanna Hon 312 Salinas AVE	CA 94124 SF (415) 673 5272
Jackie Sacks 2699 California #404	
Maggie Wong	SFHA
Nancy Brunn, Housing Advocate, The Arc San Francisco	1500 Howard St. SF CA 94103 255-7200 ext.156 nbrunn@thearcsanfrancisco
William C. Vitalie President CC-SIA	491 31st Ave #509 SF CA 94121 221-8369
Sam Bratt	SFHA 715-3268
Ron Fazzio	SFHA Maint.
Ron Atkielski	RAA
Garland Murphy	Finance 554-1267
David Esparza	FINANCE 554-1264
Herb Lum	Finance 554-1266
[illegible]	2593 Sutter St #211 S.F

CR

SAN FRANCISCO HOUSING AUTHORITY

440 Turk Street · San Francisco, CA 94102 · Phone: (415) 554-1200

CITYWIDE RESIDENT MEETING

TO DISCUSS THE FY2003 ANNUAL PLAN

TUESDAY, APRIL 23, 2002 AT 3:00 P.M.

AT 440 TURK STREET, SAN FRANCISCO, CALIFORNIA 94102

SIGN-IN SHEET

Name/Title	DEPT/Address/Phone
ELIZABETH TANG	440 TURK
LAM, QUANG	SCOTT ST. 922-7169
LAWRENCE ANDREWS	1237 VAN NESS AVE
Barbara Smith	1815 Egbert Ave.
[illegible]	
Ana Luz Mejia	(415) 643-3068
Rodney Hampton Jr.	YCD
ALICIA SISCA / SFHA	1815 EGBERT ST.

04/23/02

DRAFT

CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
PHA-WIDE								
OPERATING SUBSIDY								
711	140600	332000	750	000	OPERATING SUBSIDY	1,234,143.00	1,234,143.00	-
	140600 Total					**$ 1,234,143.00**	**$ 1,234,143.00**	**$ -**
MANAGEMENT IMPROVEMENTS								
711	140800	002000	210	000	MI-SECURITY	1,640,864.00	1,308,378.54	332,485.46
711	140800	051000	510	000	MI-LEGAL COUNSEL	379,000.00	-	379,000.00
711	140800	058001	730	000	MI-NETWORK UPGRADE	220,000.00	-	220,000.00
711	140800	355000	750	000	MI-TRANSLATION & INT	9,500.00	-	9,500.00
711	140800	357000	750	000	MI-GRANTS APPLICATIO	100,000.00	-	100,000.00
	140800 Total					**2,349,364.00**	**1,308,378.54**	**1,040,985.46**
ADMINISTRATION								
711	141000	080000	750	000	AD-ADMIN SALARIES-TE	1,234,143.00	388,343.72	845,799.28
711	141000	083000	750	000	AD-PRCH SUP,MAT & EQ	-	1,200.00	(1,200.00)
	141000 Total					**1,234,143.00**	**389,543.72**	**844,599.28**
FEES & COSTS								
711	143000	088000	750	000	FC-ASBESTOS TESTING	50,000.00	-	50,000.00
711	143000	106000	750	000	FC-LEAD BASE PAINT	50,000.00	-	50,000.00
711	143000	259000	750	000	FC-CONSULTANTS	987,315.00	-	987,315.00
711	143000	295000	750	000	FC-HAZARD TESTING	10,000.00	-	10,000.00
	143000 Total					**1,097,315.00**	**-**	**1,097,315.00**

CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
SITE IMPROVEMENTS								
711	145000	143000	750	000	SI-SPEED BUMPS	50,000.00	-	50,000.00
711	145000	150000	750	000	SI-PLAYGROUND	100,000.00	-	100,000.00
711	145000	321000	750	000	SI-SIDEWALK REPAIR	100,000.00	-	100,000.00
	145000 Total					**250,000.00**	-	**250,000.00**
DWELLING STRUCTURES								
711	146000	168000	750	000	DS-ABATE ASBESTOS	350,000.00	-	350,000.00
711	146000	169000	750	000	DS-ABATE LEAD	375,000.00	-	375,000.00
711	146000	169004	750	000	DS-BLOODBORN DECONTA	50,000.00	-	50,000.00
711	146000	170000	750	000	DS-ABATE MILDEW	75,000.00	-	75,000.00
711	146000	181000	750	000	DS-HARDWIRED SMOKE D	500,000.00	-	500,000.00
711	146000	191000	750	000	DS-MODIFY PUB AR/APT	200,000.00	-	200,000.00
711	146000	191006	750	000	DS - EMERGENCY EXIT	100,000.00	-	100,000.00
711	146000	206000	750	000	DS-FIRE DAMAGED APTS	200,000.00	-	200,000.00
	146000 Total					**1,850,000.00**	-	**1,850,000.00**
DWELLING EQUIPMENT								
711	146501	322000	750	000	RANGE & REFRIGERATOR	150,000.00	-	150,000.00
	146501 Total					**150,000.00**	-	**150,000.00**
				000 Total		**8,164,965.00**	**2,932,065.26**	**5,232,899.74**
HOLLY COURTS								
711	146000	168000	321	001	DS-ABATE ASBESTOS	34,125.00	-	34,125.00
711	146000	225000	321	001	DS-BOILER SYSTEM	250,000.00	-	250,000.00
				001 Total		**284,125.00**	-	**284,125.00**

CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

DRAFT

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
POTRERO TERRACE								
711	145000	321000	321	002	SI-SIDEWALK REPAIR	80,000.00	-	80,000.00
711	146000	187000	321	002	DS-WATER LINES	180,000.00	-	180,000.00
711	146000	225000	321	002	DS-BOILER SYSTEM	100,000.00	-	100,000.00
				002 Total		**360,000.00**	**-**	**360,000.00**
SUNNYDALE								
711	145000	366000	321	003	SI - SLIDE REPAIRS	185,190.00	-	185,190.00
				003 Total		**185,190.00**	**-**	**185,190.00**
WESTBROOK								
711	145000	321000	321	007	SI-SIDEWALK REPAIR	65,000.00	-	65,000.00
				007 Total		**65,000.00**	**-**	**65,000.00**
POTRERO ANNEX								
711	145000	321000	321	008	SI-SIDEWALK REPAIR	60,000.00	-	60,000.00
				008 Total		**60,000.00**	**-**	**60,000.00**
PING YUEN								
711	145000	141000	351	010	SI-SECURITY GATES	103,000.00	-	103,000.00
				010 Total		**103,000.00**	**-**	**103,000.00**

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CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
HUNTERS POINT WEST								
711	145000	366000	321	012	SI - SLIDE REPAIRS	185,190.00	-	185,190.00
				012 Total		**185,190.00**	-	**185,190.00**
ROSA PARKS								
711	146000	364000	308	017	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				017 Total		20,000.00	-	20,000.00
MISSION DOLORES								
711	146501	322000	309	021	RANGE & REFRIGERATOR	100,000.00	-	100,000.00
				021 Total		**100,000.00**	-	**100,000.00**
WOODSIDE GARDENS								
711	146000	368000	307	022	DS - PUMP REPLACEMEN	39,600.00	-	39,600.00
				022 Total		**39,600.00**	-	**39,600.00**
ELLIS (350) STREET								
711	146000	364000	307	025	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				025 Total		**20,000.00**	-	**20,000.00**
THRIFT STREET								
711	146000	212000	352	026	DS-ROOF & WATERPROOF	13,404.00	-	13,404.00
				026 Total		**13,404.00**	-	**13,404.00**

CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
EIGHTEENTH STREET								
711	146501	322000	309	027	RANGE & REFRIGERATOR	125,000.00	-	125,000.00
				027 Total		**125,000.00**	-	**125,000.00**
CLEMENTINA STREET								
711	146000	340000	306	031	DS-PAINTING/WATERPRO	1,082,000.00	(35,378.60)	1,117,378.60
				031 Total		**1,082,000.00**	**(35,378.60)**	**1,117,378.60**
ELLIS (666) STREET								
711	146000	219000	307	032	DS-WINDOWS	250,000.00	-	250,000.00
711	146000	364000	307	032	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				032 Total		**270,000.00**	-	**270,000.00**
PINE STREET								
711	146000	364000	307	034	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				034 Total		**20,000.00**	-	**20,000.00**
NOE STREET								
711	146000	212000	309	037	DS-ROOF & WATERPROOF	63,960.00	-	63,960.00
				037 Total		**63,960.00**	-	**63,960.00**

CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

DRAFT

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
SANCHEZ STREET								
711	146000	364000	309	040	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				040 Total		**20,000.00**	-	**20,000.00**
ARGUELLO BLVD.								
711	146000	364000	308	041	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				041 Total		**20,000.00**	-	**20,000.00**
MCALLISTER STREET								
711	146000	364000	309	043	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				043 Total		**20,000.00**	-	**20,000.00**
EDDY (951) STREET								
711	146000	212000	308	047	DS-ROOF & WATERPROOF	250,000.00	-	250,000.00
711	146000	364000	308	047	DS - INTERCOM SYSTEM	20,000.00	-	20,000.00
				047 Total		**270,000.00**	-	**270,000.00**
TURK (430) STREET								
711	146000	226000	308	049	DS-GENERATORS	210,000.00	-	210,000.00
				049 Total		**210,000.00**	-	**210,000.00**

CAPITAL FUND 2001
BUDGET VS. ACTUALS
AS OF MARCH 31, 2002

DRAFT

FUND	MAJOR	SUB	COST CENTER	PROJECT	TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
SAN JULES APTS.								
711	145000	367000	352	050	SI - EXTERION PAINTI	40,000.00	-	40,000.00
				050 Total		**40,000.00**	-	**40,000.00**
PITTS PLAZA								
711	146000	267000	351	051	DS-ALARM SYSTEMS	600,000.00	-	600,000.00
				051 Total		**600,000.00**	-	**600,000.00**
				Grand Total		**$ 12,341,434.00**	**$ 2,896,686.66**	**$ 9,444,747.34**

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SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
PHA-WIDE OPERATING SUBSIDY								
710	140600	332000	750	000	OPERATING SUBSIDY	3,538,731.00	3,538,731.00	0.00
	140600 Total					**$ 3,538,731.00**	**$ 3,538,731.00**	**$ -**
MANAGEMENT IMPROVEMENTS								
710	140800	002000	210	000	MI-SECURITY	2,157,231.00	2,157,231.00	0.00
710	140800	031000	110	000	MI-SEC3 MONITING SYS	59,522.00	59,522.48	(0.48)
710	140800	051000	510	000	MI-LEGAL COUNSEL	546,568.00	546,568.00	0.00
710	140800	058000	730	000	MI-COMPUTER SYS UPGR	41,184.00	23,993.68	17,190.32
710	140800	066000	750	000	MI-RESIDENT MNGMT PR	205,543.00	205,543.00	0.00
710	140800	300000	750	000	MI-OPERATIONS IMP ST	63,908.00	62,682.88	1,225.12
710	140800	355000	750	000	MI-TRANSLATION & INT	4,914.00	0.00	4,914.00
710	140800	357000	750	000	MI-GRANTS APPLICATIO	72,417.00	63,627.52	8,789.48
	140800 Total					**3,151,287.00**	**3,119,168.56**	**32,118.44**
ADMINISTRATION								
710	141000	080000	750	000	AD-ADMIN SALARIES-TE	1,729,000.00	1,729,000.00	0.00
710	141000	083000	750	000	AD-PRCH SUP,MAT & EQ	40,365.00	40,365.00	0.00
	141000 Total					**1,769,365.00**	**1,769,365.00**	**0.00**

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SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
FEES & COSTS								
710	143000	088000	750	000	FC-ASBESTOS TESTING	50,000.00	730.00	49,270.00
710	143000	106000	750	000	FC-LEAD BASE PAINT	50,000.00	2,573.66	47,426.34
710	143000	106001	750	000	FC - LEAD ABATEMENT	0.00	0.00	0.00
710	143000	259000	750	000	FC-CONSULTANTS	1,128,556.00	526,414.73	602,141.27
710	143000	295000	750	000	FC-HAZARD TESTING	10,000.00	3,820.10	6,179.90
	143000 Total					**1,238,556.00**	**533,538.49**	**705,017.51**
SITE IMPROVEMENTS								
710	145000	144001	750	000	SI-LANDSCAPING-LABOR	456,342.00	456,341.55	0.45
	145000 Total					**456,342.00**	**456,341.55**	**0.45**

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SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
DWELLING STRUCTURES								
710	146000	168000	750	000	DS-ABATE ASBESTOS	122,386.00	1,657.31	120,728.69
710	146000	169000	750	000	DS-ABATE LEAD	114,858.00	159.31	114,698.69
710	146000	169001	750	000	DS-ABATE LEAD-LABOR	0.00	514.85	(514.85)
710	146000	169004	750	000	DS-BLOODBORN DECONTA	48,648.00	0.00	48,648.00
710	146000	170000	750	000	DS-ABATE MILDEW	72,972.00	0.00	72,972.00
710	146000	170001	750	000	DS- MELDEW - LABOR	0.00	1,187.91	(1,187.91)
710	146000	191000	750	000	DS-MODIFY PUB AR/APT	194,591.00	247.44	194,343.56
710	146000	191006	750	000	DS - EMERGENCY EXIT	97,296.00	0.00	97,296.00
710	146000	206000	750	000	DS-FIRE DAMAGED APTS	143,681.00	0.00	143,681.00
710	146000	323000	750	000	DS-HQS COMPLIANCE	0.00	720.00	(720.00)
	146000 Total					**794,432.00**	**4,486.82**	**789,945.18**
DWELLING EQUIPMENT								
710	146501	322000	750	000	RANGE & REFRIGERATOR	72,972.00	72,972.00	0.00
	146501 Total					**72,972.00**	**72,972.00**	**0.00**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
NON DWELLING EQUIPMENT								
710	147500	244000	730	000	COMPUTER HARDWARE	75,000.00	59,686.89	15,313.11
710	147500	246000	750	000	NE-FURNITURE & EQUIP	10,000.00	1,703.19	8,296.81
710	147500	362000	750	000	NE - FORKLIFT - WARE	22,000.00	0.00	22,000.00
710	147500	363000	750	000	NE - PALLET JACK	3,500.00	0.00	3,500.00
	147500 Total					**110,500.00**	**61,390.08**	**49,109.92**
RELOCATION								
710	149500	252000	750	000	RC-RELOCATION COSTS	30,000.00	0.00	30,000.00
	149500 Total					30,000.00	0.00	30,000.00
	PHA-WIDE (000) Total					**11,162,185.00**	**9,555,993.50**	**1,606,191.50**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
HOLLY COURTS								
710	146000	168001	321	001	DS-ASBESTOS FSWEEP L	4,100.00	4,099.48	0.52
710	146000	168002	321	001	DS-ASBESTOS FSWEEP M	150.00	0.00	150.00
710	146000	169000	321	001	DS-ABATE LEAD	0.00	50.30	(50.30)
710	146000	191000	321	001	DS-MODIFY PUB AR/APT	257,833.00	0.00	257,833.00
710	146000	225000	321	001	DS-BOILER SYSTEM	236,478.00	0.00	236,478.00
		HOLLY COURTS (001) Total				**498,561.00**	**4,149.78**	**494,411.22**
POTRERO TERRACE								
710	146000	191000	321	002	DS-MODIFY PUB AR/APT	90,485.00	0.00	90,485.00
710	146000	191004	321	002	DS - 504 RAMPS	116,677.00	0.00	116,677.00
	POTRERO TERRACE (002) Total					**207,162.00**	**0.00**	**207,162.00**

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SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
SUNNYDALE								
710	146000	181001	321	003	SMOKE DETECTORS-LABO	209,295.00	0.00	209,295.00
710	146000	191001	321	003	DS-504 MODIFICATION-	0.00	1,667.21	(1,667.21)
710	146000	191002	321	003	DS-504 MODIFICATION-	0.00	220.51	(220.51)
710	146000	191005	321	003	DS - WHEELCHAIR	41,837.00	0.00	41,837.00
710	146000	203001	321	003	DS-REHAB UNITS - LAB	1,220,000.00	1,144,633.95	75,366.05
710	146000	203002	321	003	DS-REHAB UNITS-MAT	0.00	608.87	(608.87)
710	146000	206001	321	003	DS-FIRE DAMAGED APTS	0.00	125.97	(125.97)
710	146000	206002	321	003	DS-FIRE DAMAGED APTS	0.00	25.05	(25.05)
710	147000	240000	321	003	NS-DAY CARE CENTER	280,000.00	276,246.99	3,753.01
710	147000	270000	321	003	RESOURCE CENTERS	337,000.00	144,247.40	192,752.60
		SUNNYDALE (003) Total				**2,088,132.00**	**1,567,775.95**	**520,356.05**
VALENCIA GARDENS								
710	145000	139000	351	004	SI-FENCE AND GATE	14,750.00	3,097.00	11,653.00
	VALENCIA GARDENS (004) Total					**14,750.00**	**3,097.00**	**11,653.00**

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SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
WESTSIDE COURTS								
710	145000	142000	351	006	SI-SEWER LINES	331,069.00	0.00	331,069.00
710	146000	191000	351	006	DS-MODIFY PUB AR/APT	0.00	0.00	0.00
	WESTSIDE COURTS (006) Total					**331,069.00**	**0.00**	**331,069.00**
WESTBROOK								
710	146000	347000	321	007	DS-ROOF & DECK REPAI	21,739.00	0.00	21,739.00
		WESTBROOK (007) Total				**21,739.00**	**0.00**	**21,739.00**
POTRERO ANNEX								
710	145000	321000	321	008	SI-SIDEWALK REPAIR	40,000.00	0.00	40,000.00
710	145000	361000	321	008	SI - SITE ELECTRICAL	97,296.00	0.00	97,296.00
710	146000	351000	321	008	DS-HQS INTER IMPROVE	363,064.00	0.00	363,064.00
	POTRERO ANNEX (008) Total					**500,360.00**	**0.00**	**500,360.00**

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SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
PING YUEN								
710	146000	191002	351	010	DS-504 MODIFICATION-	0.00	96.72	(96.72)
		PING YUEN (010) Total				**0.00**	**96.72**	**(96.72)**
ALEMANY								
710	145000	321000	321	011	SI-SIDEWALK REPAIR	6,400.00	0.00	6,400.00
710	146000	191004	321	011	DS - 504 RAMPS	35,000.00	0.00	35,000.00
		ALEMANY (011) Total				**41,400.00**	**0.00**	**41,400.00**
HUNTERS POINT								
710	145000	321000	321	012	SI-SIDEWALK REPAIR	80,000.00	0.00	80,000.00
	HUNTERS POINT WEST (012) Total					**80,000.00**	**0.00**	**80,000.00**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
HUNTERS VIEW								
710	146000	206001	321	015	DS-FIRE DAMAGED APTS	0.00	4,100.96	(4,100.96)
710	146000	206002	321	015	DS-FIRE DAMAGED APTS	0.00	388.76	(388.76)
		HUNTERS VIEW (015) Total				**0.00**	**4,489.72**	**(4,489.72)**
ALICE GRIFFITH								
710	145000	150000	321	016	SI-PLAYGROUND	101,187.00	0.00	101,187.00
710	145000	321000	321	016	SI-SIDEWALK REPAIR	15,998.00	0.00	15,998.00
710	146000	191001	321	016	DS-504 MODIFICATION-	0.00	216.61	(216.61)
710	146000	191002	321	016	DS-504 MODIFICATION-	0.00	65.34	(65.34)
710	146000	206001	321	016	DS-FIRE DAMAGED APTS	50,910.00	51,246.45	(336.45)
710	146000	206002	321	016	DS-FIRE DAMAGED APTS	0.00	3,655.79	(3,655.79)
		ALICE GRIFFITH (016) Total				**168,095.00**	**55,184.19**	**112,910.81**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
ROSA PARKS								
710	146000	212000	308	017	DS-ROOF & WATERPROOF	621,500.00	201,830.38	419,669.62
		ROSA PARKS (017) Total				**621,500.00**	**201,830.38**	**419,669.62**
JFK TOWERS								
710	146000	267001	306	020	DS - FIRE ALARM SYST	121,619.00	0.00	121,619.00
		JFK TOWERS (020) Total				**121,619.00**	**0.00**	**121,619.00**
MISSION DOLORES								
710	146000	267001	309	021	DS - FIRE ALARM SYST	121,619.00	0.00	121,619.00
	MISSION DOLORES (021) Total					**121,619.00**	**0.00**	**121,619.00**

DRAFT

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
BAY (227) STREET								
710	146000	226000	307	024	DS-GENERATORS	20,432.00	0.00	20,432.00
710	146000	364000	307	024	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
	BAY (227) STREET (024) Total					**39,891.00**	**0.00**	**39,891.00**
ELLIS (350) STREET								
710	146000	191002	307	025	DS-504 MODIFICATION-	0.00	142.44	(142.44)
	ELLIS (350) STREET (025) Total					**0.00**	**142.44**	**(142.44)**
EIGHTEENTH STREET								
710	146000	226000	309	027	DS-GENERATORS	20,432.00	0.00	20,432.00
710	146000	323002	309	027	DS-HQS COMPLIANCE-MA	0.00	4.48	(4.48)
	EIGHTEENTH STREET (027) Total					**20,432.00**	**4.48**	**20,427.52**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
DUBOCE STREET								
710	146000	191002	309	028	DS-504 MODIFICATION-	0.00	458.23	(458.23)
710	146000	226000	309	028	DS-GENERATORS	20,432.00	0.00	20,432.00
710	146000	267001	309	028	DS - FIRE ALARM SYST	116,755.00	0.00	116,755.00
710	146000	364000	309	028	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
	DUBOCE STREET (028) Total					**156,646.00**	**458.23**	**156,187.77**
CLEMENTINA STREET								
710	146000	191001	306	031	DS-504 MODIFICATION-	0.00	3,908.80	(3,908.80)
710	146000	191002	306	031	DS-504 MODIFICATION-	0.00	87.52	(87.52)
710	146000	267001	306	031	DS - FIRE ALARM SYST	121,619.00	0.00	121,619.00
710	146000	323002	306	031	DS-HQS COMPLIANCE-MA	0.00	298.52	(298.52)
710	146000	364000	306	031	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
	CLEMENTINA STREET (031) Total					**141,078.00**	**4,294.84**	**136,783.16**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
BUSH STREET								
710	146000	226000	307	033	DS-GENERATORS	20,432.00	0.00	20,432.00
710	146000	364000	307	033	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
		BUSH STREET (033) Total				**39,891.00**	**0.00**	**39,891.00**
PINE STREET								
710	146000	191002	307	034	DS-504 MODIFICATION-	0.00	47.50	(47.50)
710	146000	364000	307	034	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
		PINE STREET (034) Total				**19,459.00**	**47.50**	**19,411.50**
NOE STREET								
710	146000	364000	309	037	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
		NOE STREET (037) Total				**19,459.00**	**0.00**	**19,459.00**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
CALIFORNIA STREET								
710	146000	191001	306	039	DS-504 MODIFICATION-	0.00	165.78	(165.78)
710	146000	191002	306	039	DS-504 MODIFICATION-	0.00	124.74	(124.74)
710	146000	226000	306	039	DS-GENERATORS	20,432.00	0.00	20,432.00
710	146000	364000	306	039	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
	CALIFORNIA STREET (039) Total					**39,891.00**	**290.52**	**39,600.48**
SANCHEZ STREET								
710	146000	191001	309	040	DS-504 MODIFICATION-	0.00	1,726.17	(1,726.17)
710	146000	191002	309	040	DS-504 MODIFICATION-	0.00	35.10	(35.10)
710	146000	226000	309	040	DS-GENERATORS	20,432.00	0.00	20,432.00
	SANCHEZ STREET (040) Total					**20,432.00**	**1,761.27**	**18,670.73**

DRAFT

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
ARGUELLO BLVD.								
710	146000	191000	308	041	DS-MODIFY PUB AR/APT	0.00	3,459.00	(3,459.00)
710	146000	226000	308	041	DS-GENERATORS	20,432.00	0.00	20,432.00
	ARGUELLO BLVD. (041) Total					**20,432.00**	**3,459.00**	**16,973.00**
THIRTY FIRST AVENUE								
710	146000	364000	308	042	DS - INTERCOM SYSTEM	19,459.00	0.00	19,459.00
	THIRTY FIRST AVENUE (042) Total					**19,459.00**	**0.00**	**19,459.00**
MCALLISTER STREET								
710	146000	267001	309	043	DS - FIRE ALARM SYST	121,619.00	0.00	121,619.00
	MCALLISTER STREET (043) Total					**121,619.00**	**0.00**	**121,619.00**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
EDDY (939) STREET								
710	146000	191001	308	046	DS-504 MODIFICATION-	0.00	357.01	(357.01)
710	146000	191002	308	046	DS-504 MODIFICATION-	0.00	500.77	(500.77)
710	146000	206001	308	046	DS-FIRE DAMAGED APTS	0.00	854.16	(854.16)
710	146000	206002	308	046	DS-FIRE DAMAGED APTS	0.00	1,228.27	(1,228.27)
	EDDY (939) STREET (046) Total					**0.00**	**2,940.21**	**(2,940.21)**
EDDY (951) STREET								
710	146000	206000	308	047	DS-FIRE DAMAGED APTS	300,000.00	300,000.00	0.00
710	146000	206001	308	047	DS-FIRE DAMAGED APTS	316,505.00	316,505.00	0.00
710	146000	206002	308	047	DS-FIRE DAMAGED APTS	420,810.00	420,809.66	0.34
	EDDY (951) STREET (047) Total					**1,037,315.00**	**1,037,314.66**	**0.34**
TURK (430) STREET								
710	146000	364000	308	049	DS - INTERCOM SYSTEM	19,458.00	0.00	19,458.00
	TURK (430) STREET (049) Total					**19,458.00**	**0.00**	**19,458.00**

SAN FRANCISCO HOUSING AUTHORITY
CAPITAL FUND 2000 (FUND 710)
BUDGET VS. ACTUALS
AS OF 03/31/02

DRAFT

FUND	MAJOR	SUB	CTR	PRJ	ACCOUNT TITLE	BUDGET	EXPENDED AS OF 03/31/02	BUDGET LESS EXPENDED
PITTS PLAZA								
710	146000	191002	351	051	DS-504 MODIFICATION-	0.00	26.41	(26.41)
		PITTS PLAZA (051) Total				**0.00**	**26.41**	**(26.41)**
CAPTIAL FUND 2000 -						**$ 17,693,653.00**	**$ 12,443,356.80**	**$ 5,250,296.20**

2000 Annual Statement

Part II:

Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

DRAFT

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-2, Potrero Terrace	1. Roofing & Waterproofing	1460	As Req.	$ 1,491,751	2,695,859	2,695,859	2,377,458	**Work in progress (See Attachment).** Add $198,359 from Potrero Terrace boilers. Add $737,093 from HuntersPoint sewer. Add $18,556 from Noe Str. boilers. Add $150,000 from JFK boilers. Add $100,000 from 18th Street boilers.
	2. Sidewalk Repair	1450	As Req.	$ 60,000	0	0	0	Transfer $29,621 to Alice Griffith Sewers, $17,949 to Sunnydale sidewalk repair and $12,430 to Westbrook roofing.
	3. Boilers	1460	As Req.	$ 350,000	151,641	151,641	151,641	Contract Terminated. Transfer $189,359 to Potrero Terrace roofing and waterproofing.
	4. Sewer & Waterlines	1450	As Req.	$ 1,800,000	1,582,168	1,582,168	1,585,266	Work completed- Transfer $217,832 to Sunnydale, smoke detectors
	5. Hardwired Smoke Detectors	1460	As Req.	$ -	305,114	305,114	305,114	Work Completed. Add $105,921 from Fees & Costs and $1,689 from PHA Wide Smoke Detectors. Add $197,504 from Contingency.
CAL 1-3, Sunnydale	1. Roofing	1460	As Req.	$ 3,043,000	2,746,677	2,746,677	2,745,034	Work completed. Transfer$90,591 to Westbrook roofing and $205,732 to A.Griffith roofing.
	2. Sidewalk Repair	1450	As Req.	$ 100,000	117,949	117,949	117,949	Work completed. Add $17,949 from Potrero Terrace sidewalk repair
	3. Smoke Detectors	1460	As Req.	$ -	663,230	663,230	663,230	Work Completed. Add $217,832 from Potrero Terrace Sewer and $445,398 from PHA Wide Smoke Detectors.
CAL 1-9, Westbrook	1. Roofing & Waterproofing	1460	As Req.	$ 1,262,910	1,452,728	1,452,728	1,452,728	Work completed. Add $90,591 from Sunnydale roofing, $56,070 from Potrero Annex sidewalk repair, $12,430 from Potrero Terrace sidewalk repair and $30,727 from Fees & Costs.
	2. Sidewalk Repair	1450	As Req.	$ 25,000	19,202	19,202	19,202	Work completed. Transfer $5,798 to Hunters View sidewalk repair.
CAL 1-10, Potrero Annex	1. Sidewalk Repair	1450	As Req.	$ 60,000	0	0	0	Transfer $2,287 to Hunters View sidewalk repair, $1,643 to A. Griffith sidewalk repair and $56,070 to Westbrook roofing.
	2. Smoke Detectors	1460	As Req.	$ -	116,796	116,796	116,796	Work Completed. Add $12,883 from Hunters Point Sewer and $103,913 from PHA Wide Smoke Detectors.
CAL 1-17A, Hunter's Point	1. Roofing	1460	As Req.	$ 1,525,250	700,506	700,506	700,506	Work completed. Transfer$824,744 to A. Griffith roofing.
	2 Sewer & Waterlines	1450	As Req.	$ 950,901	200,925	200,925	198,448	Work completed- Transfer $12,883 to Sunnydale, smoke detectors and $733,093 to Potrero Terrace Roofing and Waterproofing
CAL 1-18 (1), J F K Towers	1 Roofing & Waterproofing	1460	As Req.	$ 234,150	298,787	298,787	295,902	Work completed. Add $64,637 from Hunters View roofing.
	2 Boiler	1460	As Req.	$ 150,000	0	0	0	Work item forwarded to 711 CFP. Transfer$150,000 to Potrero Terrace Roofing and Waterproofing.

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report

Signature of Executive Director X Gregg Fortner, Acting Executive Director Date: 2/19/02	Signature of Public Housing Director/Office of Native American Programs Administrator x Robert Dahlstrom Date: 2/19/02

2000 Annual Statement

Part II:

Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

DRAFT

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-18 (3), Hunter's View	1. Roofing & Waterproofing	1460	As Req.	$ 2,321,000	771,756	771,756	771,756	Work completed. Transfer $685,395 to A. Griffith roofing, $75,103 to Rosa Parks roofing, $64,637 to JFK roofing, $691,511 to Pine St. roofing and $32,598 to Woodside roofing.
	2. Sidewalk Repair	1450	As Req.	$ 100,000	108,085	108,085	108,085	Work completed. Add $5,798 from Westbrook sidewalk repair and $2,287 from Potrero Annex sidewalk repair.
CAL 1-18 (4), Alice Griffith	1. Roofing	1460	As Req.	$ 1,250,000	2,965,871	2,965,871	2,497,297	**Work in progress. (See Attachment).** Add $205,732 from Sunnydale roofing, add $824,744 from Hunters Point roofing and add $685,395 from Hunters View roofing.
	2. Sidewalk Repair	1450	As Req.	$ 75,000	76,643	76,643	76,642	Work completed. Add $1,643 from Potrero Annex sidewalk repair.
	3. Sewer Lines	1450	As Req.	$ -	41,495	41,495	41,495	Work completed. Add $11,874 from Noe St. boilers and $29,621 from Potrero Terrace sidewalk repairs.
CAL 1-18 (5), Rosa Parks	1. Roofing	1460	As Req.	$ 127,818	202,921	202,921	206,768	Roofing work completed, waterprrofing forwarded to 710 CFP. Add $75,103 from Hunters View roofing
CAL 1-18 (6), Ping Yuen North	1. Waterproofing	1460	As Req.	$ 605,122	284,384	284,384	284,384	Work completed. Transfer $33,431 to Woodside roofing and $287,307 to Duboce St. roofing.
CAL 1-18 (10), Woodside Gardens	1. Roofing & Waterproofing	1460	As Req.	$ 216,000	282,029	282,029	282,029	Work completed. Add $32,598 from Hunters View roofing and $33,431 from Ping Yuen North roofing.
CAL 1-20, 3850 18th Street	1. Roofing	1460	As Req.	$ 363,500	307,323	307,323	297,415	Work completed. Transfer $56,177 to Duboce St. roofing.
	2. Boiler	1460	As Req.	$ 100,000	0	0	0	Work item forwarded to 711 CFP. Transfer$100,000 to Potrero Terrace Roofing and Waterproofing.
CAL 1-21, Clementina Towers	1. Roofing	1460	As Req.	$ 72,945	214,346	214,346	217,853	Work completed. Add $80,118 from 666 Ellis St. roofing and $61,283 from Contingency.
CAL 1-23, Pine Street	1. Roofing	1460	As Req.	$ 149,880	841,391	841,391	841,402	Work completed. Add $691,511 from Hunters View roofing.
CAL 1-28, 666 Ellis Street	1. Roofing & Waterproofing	1460	As Req.	$ 287,025	184,000	184,000	173,200	**Work in progress (See Attachment).** Transfer $2,907 to Duboce St. roofing and $80,118 to Clementina roofing.
CAL 1-30, 462 Duboce Street	1. Roofing	1460	As Req.	$ 42,750	399,441	399,441	397,260	Work completed. Add $287,307 from Ping Yuen North roofing, $10,300 from Thrift St. roofing, $56,177 from 18th St. roofing and $2,907 from 666 Ellis St. roofing
CAL 1-33, Thrift Street	1. Roofing	1460	As Req.	$ 10,300	0	0	0	Work item forwarded to 711 CFP. Transfer $10,300 to Duboce roofing.

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director Date: 2/19/02 X **Gregg Fortner, Acting Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator Date: 2/19/02 x **Robert Dahlstrom**

2000 Annual Statement

Part II:

Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

DRAFT

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-34, 363 Noe Street	1. Roofing & Waterproofing	1460	As Req.	$ 97,000	165,515	165,515	165,515	Work completed. Add $56,143 from California St. roofing and $12,372 from contingency.
	2. Boiler	1460	As Req.	$ 50,000	19,470	19,470	19,470	Work completed. Transfer$18656 to Potrero Terrace roofing and $11,874 to A. Griffith sewer.
CAL 1-35, California Street	1. Roofing & Waterproofing	1460	As Req.	$ 516,688	460,545	460,545	461,432	Work completed. Transfer $56,143 to Ne St. roofing.
CAL 1-43 Pitts Plaza	1. Alarm System			$ -	1,623	1,623	1,623	Work completed. Add $1,623 from Fees and Costs.
Contingency	1. Construction Contingency	1502	As Req	$ 325,640	0	0	0	Transfer $61,283 to Clementina roofing and $12,372 to Noe St. roofing. Transfer $197,504 to Potrero Terrace Smoke Detectors.
	Physical Improvement Total Sub-Total			$ 17,743,630	$ 18,378,420	$ 18,378,420	$ 17,572,900	
Management Management's	Not Applicable	1408	0%	$ -				
	Management Improvement Total Sub-Total	1408	0%	$ -				
Administration	Administration of Emergency Reserve Funding	1410	As Req.	$ 2,219,749	2,219,749	2,219,749	2,219,749	Completed
Fees & Costs	Architects & Engineers	1430	As Req.	$ 1,683,118	1,599,328	1,544,847	1,348,554	Works completed. Transfer $105,921 to Potrero Terrace Smoke detectors, $30,727 to Westbrook roofing and $1,623 to Alarm Systems.
PHA Wide	Hardwire smoke detector installation	1460	As Req.	$ 551,000	0	0	0	Transfer $1,689 to Potrero Terrace, $445,398 to Sunnydale and $103,913 to Potrero Annex.
	sub-Total			$ 4,453,867	$ 3,819,077	$ 3,764,596	$ 3,568,303	
Nondwelling Equipment/ Structure	Not Applicable	1475	0%	$ -				
	Sub-total			$ -	$ -	$ -	$ -	
	2000 Emergency Reserve Funds Total			$ 22,197,497	$ 22,197,497	$ 22,143,016	$ 21,141,203	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director
Date: 2/19/02
X
Gregg Fortner, Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator
Date: 2/19/02
x
Barbara Smith

SAN FRANCISCO HOUSING AUTHORITY
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 18, 2002

SFHA
2002 PHA Plan Submittal
CFP and HOPE VI Resident Advisory Board Sub-Committee

Dear Advisory Board Member:

I am sorry you were not able to attend the 2002 PHA Plan second citywide meeting, last Tuesday, April 23, 2002. Thank you for your input and time.

> **Please plan to attend to the Public Hearing scheduled for Tuesday, April 30, 2002, at 4:00 P.M. at 440 Turk St. Commission Room. The Housing Authority will present to the attendees the final draft of the 2002 PHA Annual.**

If you have any questions or concerns, please call Ms. Bulota at 415/715-3214 for CFP related matters or Juan Monsanto for HOPE VI related matters at 415/715-3217.

Sincerely,

Mary Bulota-Kane	Juan Monsanto
Planning and Program	Planning and Program
Development Manager	Development Manager
Modernization and Construction Department	Housing Development Department

Attachment

RD/MBK/AS

1815 EGBERT AVENUE – 3RD FLOOR • SAN FRANCISCO, CA • 94124
PHONE: 415-715-3210 • FAX: 415-715-3243

SAN FRANCISCO HOUSING AUTHORITY
HOUSING DEVELOPMENT DEPARTMENT
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 24, 2002

SFHA
2002 PHA Plan Submittal
CFP and HOPE VI Resident Advisory Board Sub-Committee

Dear Advisory Board Member:

Thank you for attending the 2002 PHA Plan second citywide meeting, last Tuesday, April 23, 2002. Thank you for your input and time.

> **Please plan to attend to the Public Hearing scheduled for Tuesday, April 30, 2002, at 4:00 P.M. at 440 Turk St. Commission Room. The Housing Authority will present to the attendees the final draft of the 2002 PHA Annual.**

If you have any questions or concerns, please call Ms. Bulota at 415/715-3214 for CFP related matters or Juan Monsanto for HOPE VI related matters at 415/715-3217.

Sincerely,

Mary Bulota-Kane
Planning and Program
Development Manager
Modernization and Construction Department

Juan Monsanto
Planning and Program
Development Manager
Housing Development Department

Attachment

RD/BS/MBK/JM/AS

1815 EGBERT AVENUE – 3RD FLOOR • SAN FRANCISCO, CA • 94124
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SAN FRANCISCO HOUSING AUTHORITY
1938

2002 CAPITAL FUND PROGRAM
ANNUAL SUBMISSION

7.4 PUBLIC HEARING NOTES

ADVERTISEMENT REQUEST
SAN FRANCISCO HOUSING AUTHORITY

OUTREACH SOURCES:

[X] SF City Outreach Services
[X] SF Chronicle/Examiner
[ ] Daily Pacific Builder
[ ] California State Contract Register
[X] SF City Website

[X] SBA
[X] Sub-Net
[X] BidNet
[X] MBDA
[ ] SF Building and Construction Trades Council

[X] Other S.F. Bayview 1 day (Wed.) , SING TAO DAILY NEWSPAPER

AD DESCRIPTION

SAN FRANCISCO HOUSING AUTHORITY
PUBLIC HEARING

ATTENTION TO ALL RESIDENTS

The San Francisco Housing Authority will hold a Second Citywide Resident Meeting and a Public Hearing on the Public Housing Authority (PHA) Plan for the next five years.

The meeting with residents will occur on April 23, 2002 at 3:00 P.M., at 440 Turk Commission Room. The Public Hearing will be held on April 30, 2002 at 4:00 P.M., at 440 Turk Commission Room. You are invited to attend both meetings. A copy of the draft of the Annual Submittal will be provided to all elected resident association presidents and be posted at all property offices so that it can be reviewed in advance of the first meeting.

The Authority is hopeful that you will participate in developing this important PHA Plan.

PECIAL INSTRUCTIONS:

REFERENCE:

SAN FRANCISCO NEWSPAPER AGENCY PR# 30520 PO# 24306. To be published on Sunday 3/17/02 and 3/24/02
BAYVIEW: PR# 26367 PO# 021020
SING TAO PR# 30547, PO# 24309

ed By: LIMA ILALIO Date: 3/12/02 Supervisor: ROBERT DAHLSTROM Date 3/12/02

SAN FRANCISCO HOUSING AUTHORITY
PUBLIC HEARING

ATTENTION TO ALL RESIDENTS

The San Francisco Housing Authority will hold a Second Citywide Resident Meeting and a Public Hearing on the Public Housing Authority (PHA) Plan for the next five years.

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APR 2 4 2002

Help Wanted

Community Advocates/Interns Needed

The San Francisco African American Tobacco Free Project is recruiting community advocates to work on changing community norms around smoking in our community. Help stop the Tobacco Industry from killing and exploiting of our people.

Receive a small stipend $75 -$100 per month (15-20 hrs) while you
- Work for your community
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- Learn computer/Internet skills
- Learn how to conduct meetings
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Current smokers welcome!!

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Pen Pals Wanted

Jamaican American man wishes to write to a God fearing person. In no need of financial support, just genuine correspondence/conversation about life and anything else that comes out. David Wilson, H-60032, CSP-Sac FB2-122, P.O. Box 29-0066, Represa, CA 95671-0066.

5'10", 160, brown eyes and skin. Trying to find a lady friend to write to. Intelligent, understanding to a woman's' needs, I'll treat you like a queen. Send photo and number. Take a chance with a brother in prison. Victor Dennis, O-19134, C-8-231, P.O. Box 3030, Susanville, CA 96127

SBM 35, 6'1", 220, brown eyes. A man of many thoughts and expressions. Seeking stimulating, healthy corresponding friendship with a woman of perspective and a grip on life. Race unimportant. Chris Miller, Clinton Correctional Facility, P.O. Box 2001, Dannemora, NY 12929-2001.

BM 45, 5'11", 210. Seeking special lady who is interested in developing warm loving serious relationship. Sole wish to thrill, nurture unique relationship with sensitive female of any nationality. James McGee, H-70608, C11-228, P.O. Box 409000, Ione, CA 95640.

SBM 35, seeks 2 find a T.R.U. friend, must have a mind's eye 4 understanding this man. Growing beyond these words on paper and straight thru their locked gates, we can build our own world of freedom! D.P. Woodson, K-19905, B2-232, P.O. Box 1040, Soledad, CA 93960.

B/IM 34, 5'11", 200, caring, strong, Muslim, looking for down to earth Muslim woman. Shaka S. Muhammad, H-16606. Y322 ctf Central, P.O. Box 689, Soledad, CA 93960-0689.

Music

A REALITY CHECK!
Who Let The Dogs Out?
www.dogsout.com

Public Notice

SAN FRANCISCO HOUSING AUTHORITY PUBLIC HEARING

ATTENTION ALL SFHA RESIDENTS

The San Francisco Housing Authority will hold a Second Citywide SFHA Resident Meeting and a Public Hearing on the Public Housing Authority (PHA) Plan for the next five years.

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The Authority is encouraging participation in development of this PHA Plan.

Pen Pals Wanted

slim build, in shape. Seeking sincere, no game playing pen pal or soul mate or true friend! I'm spiritual, I like jazz and I'm just hip enough to be cool. Release in mid 2002. Delanious A. Ward, D-23730, D7-202L, P.O. Box 1060, Soledad CA 93960

SHM 35 years old looking for a sincere, kind loving and compassionate lady for friendship and correspondence. Mario Lopez, H-25146, 7350x, C.M.C. East, P.O. Box 8101, San Luis Obispo CA 93409-8101

This 27-year-old mentally mature African American male is seeking to correspond with anyone interested. Honesty, friendship, and progression. I'll answer all letters and send photo upon request. Michael L. Owens, J-25599, H.D.S.P. C3-105 P.O. Box 3030, Susanville CA 96127

Black man 30, 5'7", 185, nice build, open minded, honest, very straightforward with many interests and looking for the same qualities. I'd like to develop a strong friendship first. Prefer 24+ but will respond to all. Ray Wilkerson, ACC 203-423, P.O. Box 1000, Craigsville VA 24430

25-year-old black male, 5'11", 189, fit and trim, seeking an open minded full figured woman, the older the better; age and race unimportant! All replies will be answered with a photo. Robert E. Lacey, K-32566, A5-136 up, P.V.S.P., P.O. Box 8501 Coalinga CA 93210

Public Notice

**CITY AND COUNTY
OF SAN FRANCISCO**

PUBLIC NOTICE
The Joint Commission on Accreditation of Healthcare Organizations (JCAHO) will conduct an accreditation survey of San Francisco General Hospital Medical Center, Mental Health Rehabilitation Facility, and the Bridge to Wellness Program from April 22, through April 26, 2002. The purpose of the survey will be to evaluate the organization's compliance with nationally established JCAHO standards. The survey results will be used to determine whether, and the conditions under which, accreditation should be awarded to the organization.

JCAHO standards deal with organizational quality of care issues and the safety of environment in which care is provided. Anyone believing that he or she has pertinent and valid information about such matters may request a Public Information Interview with the JCAHO's field representatives at the time of the survey. Information presented at the interview will be carefully evaluated for relevance to the accreditation process. Requests for a public information interview must be made in writing and should be sent to the JCAHO no later than five working days before the survey begins. The request must also indicate the nature of the information to be provided at the interview. Such requests should be addressed to:

Office of Quality Monitoring
Joint Commission on Accreditation of Healthcare Organizations
One Renaissance Boulevard
Oakbrook Terrace, IL, 60181

JCAHO will acknowledge such requests in writing or by telephone and will inform the organization of the request for any interview. The organization will, in turn, notify the interviewee of the date, time, and place of the meeting.

Pen Pals Wanted

serious minded and dedicated minded older woman.. Race unimportant. Dorian Davis, K-78041, SAC, P.O. Box 290066, C-4-111up, Represa CA 95671-0066

Handsome black male, 39, 6'3", 225, well built artist, down to earth with a great sense of humor. Seeking open-minded lady who is interested in developing a serious, warm and loving relationship. Kevin Houston, H-87126, C-11-228U, P.O. Box 40900, Ione CA 95640

Ads added 2-13-02

I'm doing something good for America: looking for a single female who is trying to do the same, any race 25-40. SBM 37 trying to help rebuild our country. Together we can heal the people. God bless America. Gregory L. Gray J-05459, HDSP, P.O. Box 3030, Susanville CA 96127

SBM 31, 5'8", 160. Once released looking for a warm hearted, non-judgmental, patient, open-minded woman, age and race not important. If you are that special female I need in my life please take the time to write. James Crummie, H-37137, P.O. Box 3030, B5109, Susanville CA 96127

Handsome African American, 27, gener-

Public Notice

VACANCIES
Sunshine Task Force has 9 openings. The members are drawn from the following categories: two appointed from names submitted by local chapter of the Society of Professional Journalists, one an attorney, one a local journalist; one appointed from the press or electronic media; one appointed from names submitted by New California Media, to be a journalist from a racial/ethic-minority owned news organization: four members of the public who have demonstrated interest in or have experience in the issues of citizen access and participation in local government; two members of the public experienced in consumer advocacy.
Application must be received by the Clerk of the Board by April 8, 2002.
All applicants must be residents of San Francisco unless otherwise stated.
Interested persons may obtain an application form from the Clerk of the Rules Committee, 1 Dr. Carlton B. Goodlett Place, Rm. 244, San Francisco, CA 94102.
Additional information and an application may be obtained by accessing the city's web site: www.sfgov.org.
REQUEST FOR PROPOSAL (RFP)
The City and County of San Francisco's Mayor Office on Homelessness and Department of Telecommunications and Information Services announces its intent to seek proposals from individuals, agencies or organizations to assist and coordinate the planning process and the development of a (RFP). The RFP will include the comprehensive functional requirements for a computerized data collection system specifically designed to capture system-wide information over time about the characteristics and service needs of men, women and children who experience homelessness in San Francisco. The selected contractor will be responsible for the coordination of the interdepartmental and community planning process around this effort.
For more information please e-mail at: rfp-centralized-intake@sfgov.org

Pen Pals Wanted

Juan Reyes, P-58623, HDSP, C4-113, P.O Box 3030, Susanville CA 96127

Single Black man, 30, 6'2", 185, in search of a loyal and honest female friend to correspond with. Race not a problem. Must be of age, 18-45. Alonzo Payne, H-17242, HDSP, P.O. Box 3030, C8-A-108-L, Susanville CA 96127

I'm a good looking Black soldier, 38, born 10-31-63, who wants to find true love in life. I like to talk as well as listen. I'm looking for a woman who don't play games and needs a real man. Anthony Blakely, K-84123, B4149, SVSP, P.O. Box 1040, Soledad CA 93960-1040

SBM nice looking and bright with a great sense of humor would love to meet ladies who are special and interesing. I can smell love and friendship in the air. Ladies of all races and ages welcome, looks not important. Vernon Debose, E 27707, 13-315, P.O. Box 2000, Vacaville CA 95696

Original blackman seeking to enlighten my black sisters/brothers into the knowledge of God and who we are as a people. I don't need money, stamps, packages. Stand up, Sisters, and educate our people. Kevin Terrell, H-42207, C-15-114L, [illegible] Box

SAN FRANCISCO HOUSING AUTHORITY
PUBLIC HEARING
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The Authority is encouraging participation in development of this PHA Plan.

日本保健新產品

鈦金屬系列運動保健新產品——
能調整血氣循環,改善幫助身體失調,減輕及消除運動或操勞引起的原氣失調對治療腰酸背痛,足腕腫脹及增加腦部血液流暢均有明顯功效。

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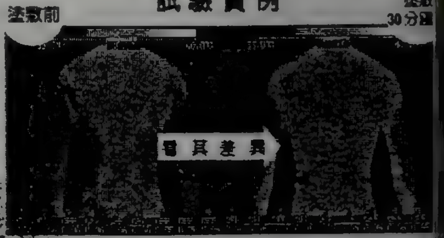
萬華大廈"康寧西藥房"
時間:3月21,22,23日,10am-5pm
聯絡電話:(415)989-9292

試驗實例



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地道泰國風味,辣不辣由您!

泰國美食,菜香飄揚,菜式素以辛辣冶味見稱。
泰京特別爲您推荐各式地道泰國名菜,爲了廣饗食客,我們可以按您的口味烹調可辣,可不辣照樣濃香四溢的泰國菜式,任君享用。 *新增中文圖片菜單,方便點菜

Agt Vince, CBA, 415-279-3195

CONTRACTOR – Ala. Co. kitchen, bath remod $200K www.ABI.nu Bkr 925.838.8150

CUPIDS HOT DOGS Est. 1946. Bus oppty. 541-330-9546 www.cupidsofamerica.com

DAIRY QUEEN. West Mont. Hunt, Fish, Ski. Priced For Quick Sale. 406-363-2518 or 406 360-8685

DENTAL office, SF, busy retail area $50K. Call days/evs/wknd Dr. Gene Gowdey 415-883-3396

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GROCERY Store/Pizza Pub in beautiful Carmel valley wine country. $70K 831-659-7795

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Vintage French posters –19, computer equipment – computers, faxes, printers, etc. Office furnishings and display booths. Inter-tel Axxess phone system with 51 phones. Miscellaneous office supplies. March 26th and 27th 10am to 4pm. 1001 Bayhill Drive, Ste. 155, San Bruno, CA 650-827-7800 x254.

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PHONE SYSTEMS, VOICE MAIL, ADDS, MOVES, ALL 8009956646

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60 Local Sites. Do You Earn $100K? You Could!
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$5K per week Pot'l. Free
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AAA Est. 25 Mach Vend Rte Tremendous Return! Big $$. (Local) Must Sell By 4/3. Inv. Req Fin Avail WAC
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DISCOUNT Inkjet cartridge stores. Fast growing business. Start up $25 - $50K 916-203-9704

EARN $350K 1ST YR? YES.
$2 MILLION 2ND YR...
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SHELVING RACKS & MORE! USED WAREHOUSE EQUIP. BOUGHT & SOLD. 510-785-3624

725 RESTAURANTS, BARS/CAFE/COFFEE

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Diner, $1400 rent, $114K profit; SanAnselmo Allys 636 S.Anselmo Ave nu remod patio sts 65 $250K
● EAST BAY ●
Plsntn 4211-1A Rosewood $100K; Oakland 4060 Piedmont Ave $95K
● SAN FRANCISCO ●
A2 Cafe 1111 8th St $600mo.rent; Hayes Vly $550K sales, $119K; 598 Guerrero/18th St. new remod
● SOUTH BAY ●
San Mateo 5 day brkf/lun. $119K; Mid Penin shop cntr. $800K sales 50+ Others RRC 415-945-9701
www.restaurant realty.com
• OVER 200 SOLD SINCE '96 •

DELI/ CAFE Breakfast. Lunch; GREAT LOCATION! Patio area; electr./plumbing/insulation – ALL NEW New Restaurant Eqpt & Fixtures; Gd lease Low Rent! Sell $202,285/o b o 510 336.0202
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Strong SF nghbrhd location
Over 3000sq ft Good lease!
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A jewel! Perf for chef/owner
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a term of 25-40 years, after which time the improvements will revert to UCSD's ownership. The University's fee interest in the Project Site and its interest in the ground lease may not be subordinated to the Project Developer's financing.

The selection process will be in two phases: (1) Request for Qualifications (RFQ) from which it is anticipated that a short list of four to five qualified teams will be invited to participate in the RFP process; and (2) Request for Proposals (RFP) for the Project design, construction, financing, ownership and management. Interested developers should demonstrate: previous experience with completing projects of this type; architectural design excellence; financial capacity; and management experience.

Detailed information regarding the Project, FAQs, and downloadable forms required to respond to the Request for Qualifications (RFQ) will be available beginning March 24, 2002 at www.hds.ucsd.edu/projects/nc. RFQ submittals must be received no later than 4:30 PM, May 15, 2002, to be considered.

RECEIVED
APR 10 2002
HOUSING DEVELOPMENT
HOPE VI

A MANDATORY Developer's Meeting and Site Walk will be conducted on April 10, 2002, 2:00 PM. Interested developers shall meet at Institute of the Americas auditorium located on the UCSD campus (see web site for location).

Every effort will be made to ensure that all persons, regardless of race, religion, sex, color, ethnicity and national origin have equal access to contracts and other business opportunities with the University. Each candidate firm will be required to show evidence of its equal employment opportunity policy.

http://www.hds.ucsd.edu/projects/nc

ARCHITECTURAL DESIGN SERVICES
FOR THE
UNIVERSITY OF CALIFORNIA, IRVINE

Qualification proposals are being accepted to provide professional design services for the following project:

Arroyo Vista Renovation

The proposed Arroyo Vista Renovation project will renovate and upgrade two buildings containing 58 beds in the Arroyo Vista Housing Complex. The estimated construction cost is uncertain but is anticipated to be approximately $1,200,000 (CCCI 4019). Only firms with both demonstrated experience in major renovation of existing construction including innovative cost effective solutions and experience with energy efficient buildings will be considered.

The Arroyo Vista Renovation project will be a traditional construction contract. The selected architect team will prepare complete design documents including Drawings and Specifications to be bid under a traditional construction contract. Drawings and Specifications must be prepared in compliance with established UCI Campus Standards and Design Criteria and all applicable codes. The successful bidder will then be responsible for constructing the project. The University will manage the project during the construction phase. The Architect will be involved in review of all contractor submittals including shop drawings, product data, schedules, and other construction document submittals and advising the University on the adequacy of their content. The architect may be required to provide an on-site representative each normal working day during the construction period. Such support will be based on four hours per work day. Only firms with demonstrated experience in the design of projects of similar type and scope will be considered.

Funding of the above project is contingent upon receipt of funding from a variety of sources. While it is anticipated that funding will be obtained, there is no assurance that funds will be received for the project noted. Every effort will be made to ensure that all persons, regardless of race, religion, sex, color, ethnicity and national origin have equal access to contracts and other business opportunities with the University.

Selection of the architectural design firm will follow standard University procedures. Preference will be given to Architects with established offices in California.

Two proposals must be submitted and must include a current, completed UCI Design Professionals Statement of Qualifications form as well as relevant supporting material regarding prior work of a similar type and scope. The form may be obtained by calling (949) 824-8117 or (949) 824-6630 Send proposals to Lynn Javier, Design and Construction Services, University of California, Irvine, 3500 Berkeley Place, Irvine, CA 92697-2450 by 5:00 p.m Wednesday, May 29, 2002.

GOING OUT OF BUSINESS SALE
Banquet hall & rest equip. All must go: 3/20-24. 510-795-6565

MACADAMS deck oven, steam, 12 pan must go. 530-343-0945

WALK-IN Coolers & Freezers, Factory Direct. 415-822-6100

729 MACHINERY/ SHOP TOOLS

LLOYD ASHMAN Auctioneers Industrial/Commercial Machinery Wanted. 1415 Oakland Blvd #200, Walnut Crk 925-256-8111

730
MOTELS, HOTELS

2 SF PENINSULA MOTELS. 70U (new constr. on hwy 101) & 54U on El Camino. Ravi Goswami, Hotel broker. 415-398-9221

SF boutique hotel, exc loc, gd income $3.3M. 160 rm hotel, exc development potential $12M. Agent, Pat 415-202-9936 ext 203

MONTEREY Hotel Site, 4 Acres Ocean View, Off Hwy-1 $2,500,000 NAT'L 650-349-1234; 530-885-1100

805
PUBLIC NOTICES

SAN FRANCISCO HOUSING
AUTHORITY
PUBLIC HEARING

ATTENTION ALL
SFHA RESIDENTS

The San Francisco Housing Authority will hold a Second *Citywide SFHA Resident Meeting* and a Public Hearing on the Public Housing Authority (PHA) Plan for the next five years.

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The Authority is encouraging participation in development of this PHA Plan.

Deaf and Disabled
Telecommunications Program
Request for Proposal
(RFP) No.: DDTP-FAX-02

The Deaf and Disabled Telecommunications Program (DDTP) announces Request for Proposal (RFP) for fax machines which will be to provided to residential consumers with disabilities in California. For detailed information on the RFP please refer to our website at http://www.ddtp.org to download requirements. Responses must be received no later than March 27, 2002 by 5:00pm Pacific Standard Time.

The Chronicle
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$500 SSF util pd, n-smk Pref F nice room 650-303-4637/871-0708

$550 Millbrae incl util. furn/ unfurn. gar stor avl M/F. sgl parent ok. No smk 650-291-7346

$550 Waller St. Sunny furn'd rm shre util no-smk M 415-863-2308

$595-$795 rms upr/inner Mission Spac., cln, quiet, 415-550-7475

$650 & Up Incl util. Pacifica near Beach X-lg rms. 650-996-1811

$650 furn, Excelsior, nr BART & Muni. M, ND/NS. 415-999-5153

$650 Inlaw Rm w/ba incl. utils & cable. Pref F, DC 415-239-0865

$675 + $500 dep. SSF Avail now. No smkg. Lve msg 650-871-8295

$700 up fully furn'd Rooms, DSL satellite, micro/frige, vcr, phone. 415.203.2730 / 415.602.8777

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$585 SF. 2BR. W/D, pkng, trans, F pref. No pet/smk 415-586-1581

$600 -$650 Geneva. 2 lg rms, 1 w/ bath, hwd. No smk 415.585.3759

$600 Parkside Pvt rm, shr hm nr tran no smk/pet 415-586-3000

$625 Serramonte. No smkg no pet, 650-878-5871; 874-9537, pgr

$695 per rm 5Br 3Ba LR DR kit fplc, W/D, yard. 415-664-6611

$700 per room. Huge remod rm. no pet, n/s nr sfsu 415-585-6168

$700 + dep. Hayward. Share 3-level twnhse, gar. 510-886-5344

$725 + Rich dist. 3BR furn hse, prkg, nsmkr 415-260-3692

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REST Oakland CollegeAv ex lse $ mkr ask $105k BIM 415-567-8002

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2 SF PENINSULA MOTELS. 70U (new constr. on hwy 101) & 54U on El Camino. Ravi Goswami, Hotel broker. 415-398-9221

81U Best Western-Lompoc $2.5M
46U Holiday Inn Express
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34U Super 8 Hwy I-5 Truck Stop 75 mi to San Francisco $1,775,000 NAT'L 650.349.1234; 530.885.1100

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Cal-State Properties

RFP 1004, 40 Douglas Drive,
Martinez, CA 94553.

SAN FRANCISCO HOUSING
AUTHORITY
PUBLIC HEARING

ATTENTION ALL
SFHA RESIDENTS

The San Francisco Housing Authority will hold a Second Citywide SFHA Resident Meeting and a Public Hearing on the Public Housing Authority (PHA) Plan for the next five years.

The resident meeting will be held on April 23, 2002, 3:00 P.M., 440 Turk Street, Commission Room. The Public Hearing will be on April 30, 2002, 4:00 P.M., 440 Turk Street, Commission Room. You are invited to attend both meetings. A copy of the draft of the Annual Submittal will be provided to all elected resident association presidents, and posted at all property offices for review

The Authority is encouraging participation in development of this PHA Plan.

PUBLIC NOTICE
C-60768

Notice is hereby given that the San Mateo County Transit District will receive sealed proposals until 4.00 P.M., April 4, 2002 for C-60768, For Provision of A Predictive Arrival/ Departure System, per specifications on file at the office of the Director, Contracts & Procurement, 1250 San Carlos Avenue, P.O. Box 3006, San Carlos, CA 94070-1306.

The Pre-Proposal Conference will take place at the San Mateo County Transit District Administrative Offices on March 19, 2002 at 9:00 A.M. RFP documents are accessible on the District's website at www.samtrans.com.

March 8, 2002
Margaret Glade-Gomez
Contract Officer
Contracts & Procurement

NOTICE OF RFP OPPORTUNITY

San Mateo County Mental Health Services announces a Request for Proposal (RFP) for a Laboratory Services contract. A full range of services and decentralized sites required. Deadline is 4 P.M., Monday, April 15, 2002. RFP details at www.smhealth.org/mental.html or at (650) 573-2242.

LIQUOR License Auction, Type 48. March 20, 2002 at 10:00 AM, at BOE, 455 Golden Gate Ave. #7500, San Francisco, CA. Contact: E. Shkidt (415) 703-5345 Min. Bid $11,500

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PUBLIC HEARING

FOR THE ANNUAL PLAN FISCAL YEAR 2003 AGENDA

Tuesday, April 30, 2002
Time: 4:00 PM – 6:00 PM
PLACE: 440 Turk Street, Commission Room

---

❶ INTRODUCTION / OVERVIEW OF PHA PLANNING PROCESS

❷ REVIEW THE ADMISSIONS AND CONTINUED OCCUPANCY POLICY (DRAFT)

- Flat Rent
- Transfer Policy
- Lease

❸ SECTION 8 ADMINISTRATIVE PLAN FOR THE SECTION 8 (DRAFT)

- PBB Program Admin Plan Changes
- Revision of limit on 1915 C Waiver Vouchers
- Administrative Plan Changes

❹ CAPITAL FUND PROGRAM REPORTS (CFP)

- Proposed 2002 Annual Statement
- Performance and Evaluation Reports (P&ER) for
  - a. 1999 CFP close out. Account 708
  - b. Emergency Fund Program. Account 709
  - c. 2000 CFP. Account 710
  - d. 2001 CFP. Account 711

❺ HOPE VI

- HOPE VI Program
- Demolition/Disposition Applications
- Plans for Increasing Availability of Affordable Housing

❻ REVIEW THE ANNUAL / FIVE YEAR PLAN TEMPLATE & SUPPORTING DOCUMENTS

❼ ADJOURNMENT

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PUBLIC HEARING FOR THE ANNUAL PLAN FISCAL YEAR 2003

TUESDAY, APRIL 30, 2002 AT 4:00 P.M.

AT ~~1251~~ 440 TURK STREET SAN FRANCISCO, CALIFORNIA 94102

SIGN-IN SHEET

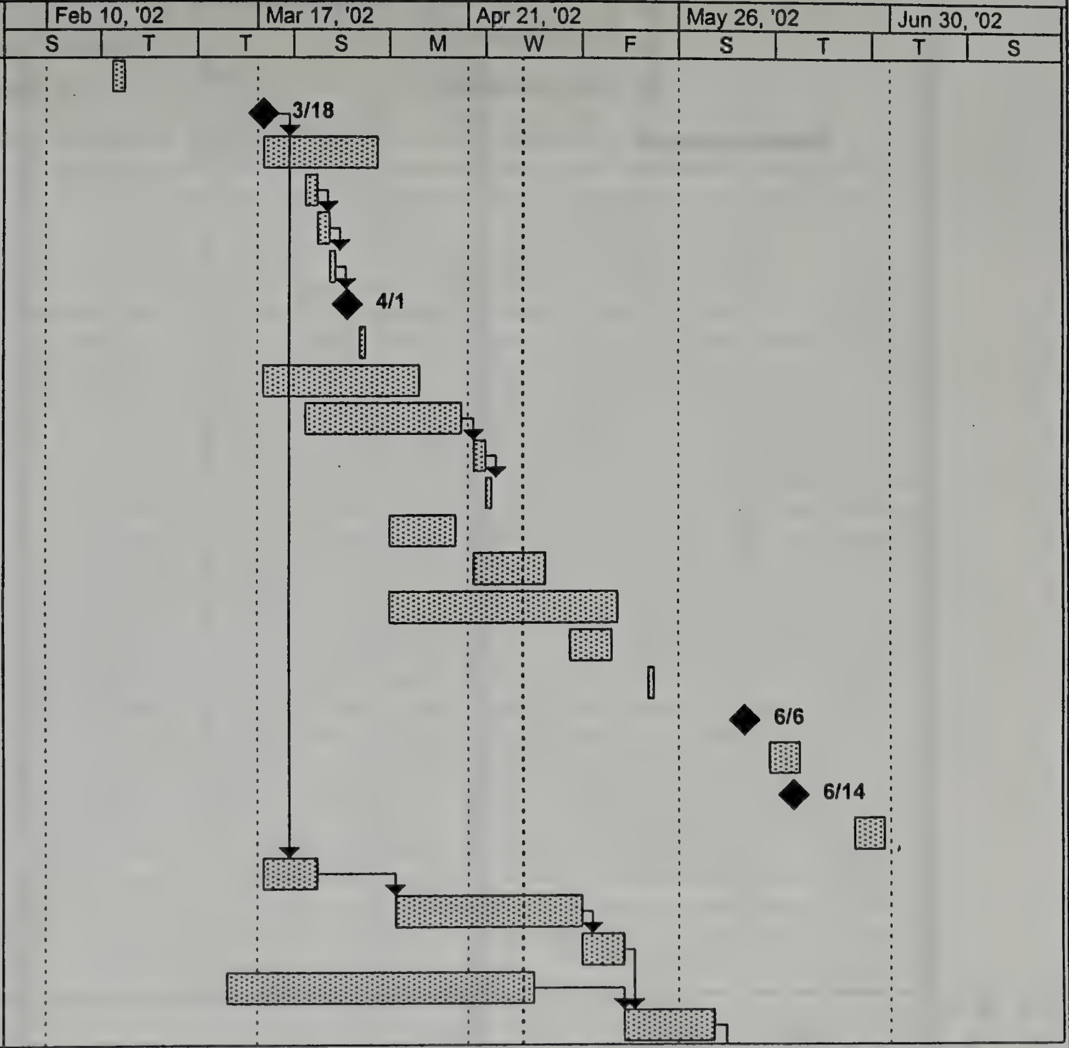
#	NAME	ADDRESS	PHONE #	FAX #
1	Alison Soltau. SF Independent	988 Market	359 2621	
2	Maggie Wang	SFHA 1815 Egbert Ave.	715-3274	
3	Lady ~~Ferenzatt~~ Gifford	330 Clementina #621	369-9151	
4	Fubry McFarland	2593 Sutter St #211	674-4243	
5	Ana Ruiz	286 Valencia ST. apt #34	863-2791	
6	Sam Bratt	SFHA	715-3268	
7	Cynthia MARGAret DeNNIS	835 OFARRell st #601 SF CA 94109	931-3163	
8	Haydee De Jesus	1825 Broderick St. #F SF. Ca. 94117	885-2631	
9	Vicenta Villaseñor	1698 KiRKwood AVe.	415) 643-3068	
10	ScOTT CLARK	34 6TH ST. #306 S.F. CA 94103	(415) 289-2200 x378	—
11	QUANG LAM	1104 SCOTT ST.	922-7169	
12	Henry Noble	906 Minnia		

SIGN-IN SHEET

#	NAME	ADDRESS	PHONE#	FAX#
13	Cynthia Timmons M.H.D.C.	474 Valencia St #280	(415) 864-6432 ext 317	410 864-0378
14	ELIZABETH [illegible]	1815 EGBERT ST.	715-3215	
15	Ron FAZZIO	1815 EGBERT	715-3252	715-3255
16	HENG LUM	440 Turk St.	554-1266	554-1268
17	SIMA SHUSTER	4770 MISSION #204	886-2294	
18	AURORA de LEON	430 Turk St #504	487-7968	
19	Julie Stalzer	1815 Egbert St	657.0360	
20	Ruta Plakanis	320. Clementina st. #1106.	344.0515.	
21	Rhodessa Jones	741 Elizabeth St. S.F. 94114	(415) 521-3525	(415) 346-9163
22	Mary Bulota	SFHA 1815 Egbert	715-3219	715-3243
23	PAULETTE BUDROW	3118 Cesar Chavez	(415) 641-0742	641-0742
24	ALICIA SISCA	1815 EGBERT - SFHA	715-3265	715-3243
25				
26				
27				

San Francisco Housing Authority
Physical and Management Needs Assessment
Schedule

ID	Task Name	Duration	Start
1	Goals workshop (internal)	2 days	Thu 2/21/02
2	Kickoff workshop (@SFHA)	0 days	Mon 3/18/02
3	Data collection	3 wks	Mon 3/18/02
4	Pre-test inspection	2 days	Mon 3/25/02
5	Pre-test data entry	2 days	Wed 3/27/02
6	Pre-test facilities assessment	1 day	Fri 3/29/02
7	Submit pre-test to SFHA	0 days	Mon 4/1/02
8	Pre-test workshop (@SFHA)	1 day	Wed 4/3/02
9	Inspection design	4 wks	Mon 3/18/02
10	Unit take-offs and interviews	4 wks	Mon 3/25/02
11	Inspection training - classroom	2 days	Mon 4/22/02
12	Inspection training - field	1 day	Wed 4/24/02
13	Inspections	9 days	Mon 4/8/02
14	Update cost table	10 days	Mon 4/22/02
15	Management reviews	5.6 wks	Mon 4/8/02
16	Draft Report Preparation	5 days	Wed 5/8/02
17	Workshop on Strategy	1 day	Tue 5/21/02
18	Draft Report Delivery	0 days	Thu 6/6/02
19	Incorporation of comments	1 wk	Mon 6/10/02
20	Final report delivery	0 days	Fri 6/14/02
21	Database Installation and training	1 wk	Mon 6/24/02
22	Management Assess Admin	7 days	Mon 3/18/02
23	Conduct Staff Interviews	23 days	Tue 4/9/02
24	Conduct site visits (10)	5 days	Fri 5/10/02
25	Data Collection	37 days	Tue 3/12/02
26	Management Analysis	11 days	Fri 5/17/02

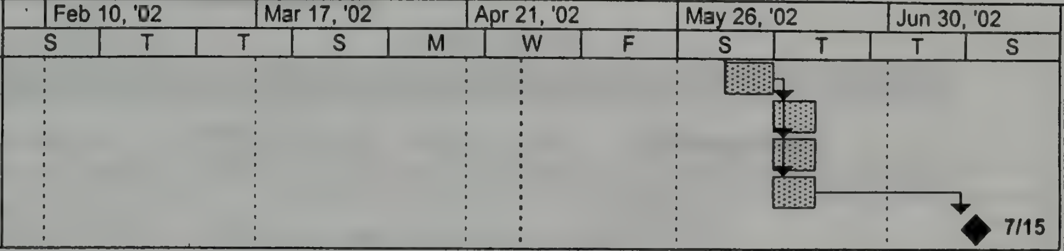


Project SFHA Draft Schedule - rev 01
Date Tue 4/30/02

Task	▨	Rolled Up Task	▨	Project Summary	▬
Split	....	Rolled Up Split	....	External Milestone	◆
Progress	▬	Rolled Up Milestone	◇	External Milestone	◆
Milestone	◆	Rolled Up Progress	▬	Deadline	⇩
Summary	▬	External Tasks	▨		

San Francisco Housing Authority
Physical and Management Needs Assessment
Schedule

ID	Task Name	Duration	Start
27	Management Draft Report	6 days	Mon 6/3/02
28	Final Management Report	5 days	Tue 6/11/02
29	5 & 20 Year Plans	5 days	Tue 6/11/02
30	Comprehensive Management Plan	5 days	Tue 6/11/02
31	Deliver Final Report to HUD	0 days	Mon 7/15/02



Project: SFHA Draft Schedule - rev 01
Date: Tue 4/30/02

Task	▨	Rolled Up Task	▨	Project Summary	▬
Split	┈	Rolled Up Split	┈	External Milestone	◆
Progress	▬	Rolled Up Milestone	◇	External Milestone	◆
Milestone	◆	Rolled Up Progress	▬	Deadline	⇩
Summary	▬	External Tasks	▨		

SFHA Needs Assessment - Phase II - Physical Needs Assessment - Inspection Schedule

			April 22, 2002	April 23, 2002	April 24, 2002	April 25, 2002	April 26, 2002	April 29, 2002	April 30, 2002	May 1, 2002	May 2, 2002	May 3, 2002	May 6, 2002	May 7, 2002	May 8, 2002	May 9, 2002	May 10, 2002
x	1.	Holly Courts	X														
x	2.	Potrero Terrace						X	X	X							
x	3.	Sunnydale						X	X	X							
x	5.	Westside Courts				X											
x	6.	Westbrook Apts.						X	X								
x	7.	Potrero Annex									X	X					
x	9.	Ping Yuen		X													
x	10.	Alemany															
x	11.	Hunters Pt (A) UW								X							
x	12.	Hunters Pt (A) LW									X						
x	13.	Hunters Pt (A) E										X					
x	14.	JFK Towers			X												
x	15.	Hunters View								X	X	X					
x	16.	Alice Griffith									X	X					
x	17.	Rosa Parks Sr Apt			X												
x	18.	Ping Yuen North		X													
x	19.	Hayes Valley Apt(Velasco)			X												
x	20.	Woodside Garden				X											
x	21.	Mission Delores				X											
x	22.	990 Pacific				X											
x	23.	1750 McAllister				X											
x	24.	3850 18th St			X												
x	25.	320/330 Clementina				X	X										
x	26.	1880 Pine				X											
x	27.	350 Ellis					X										
x	28.	666 Ellis					X										
x	29	345 Arguello					X										
x	30	462 Duboce					X										
x	31	75-77 Coleridge					X										
x	32	101-3 Lundys					X										
x	33	25 Sanchez					X										
x	34	1760 Bush						X									
x	35	275 Thrift						X									
x	36	4101 Noriega											X				
x	37	363 Noe												X			
x	38	200 Randolph					X										
x	39	2206-68 Grt Hw												X			
x	40	2698 California							X								
x	41	227 Bay							X								
x	42	491 31st Ave				X											
x	43	939 Eddy St					X										
x	44	430 Turk Street				X											
x	45	San Jule Apts												X			
x	46	Robert Pitts Apts											X				

Annual Statement/Performance and Evaluation Report
Capital Fund Program (CFP)
Part I: Summary

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02

PHA/HA Name **SAN FRANCISCO HOUSING AUTHORITY**	**2002 CAPITAL FUND**	Comprehensive Grant Number **CA39P001712-02**	FFY of Grant Approval **2002**

☒ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ___

☐ Performance & Evaluation Report as of _____ ☐ Final Performance & Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$3,149,643			
3	1408 Management Improvement	$3,149,643			
4	1410 Administration	$1,574,822			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,452,475			
8	1440 Site Acquisition				
9	1450 Site Improvement	$450,000			
10	1460 Dwelling Structures	$5,666,632			
11	1465.1 Dwelling Equipment - Nonexpendable	$275,000			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	$30,000			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Cost				
18	1498 Mod Used for Development				
19	1502 Contingency (may not exceed 8% of line 18)				
20	**Amount of Annual Grant (Sum of lines 2-17)**	$15,748,215		DRAFT	
21	Amount of line 18 Related to LBP Activities	$425,000			
22	Amount of line 18 Related to Section 504 Compliance	$689,000			
23	Amount of line 18 Related to Security	$2,086,000			
24	Amount of line 18 Related to Energy Conservation Measures	$886,835			

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Programs Administrator Date X **Barbara Smith, Administrator**

1-To be completed for the Performance and evaluation report or a Revised Annual Statement
2-To be completed for the Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part II: Supporting Pages

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
CAL 1-1, Holly Courts	Boilers, water lines and valves replacement (Phase 2 of 3)	1460	100%	$250,000				
CAL 1-3, Sunnydale	OIG finding, site work at Bldg. 22E	1450	100%	$250,000				
CAL 1-8, Westside Courts	Water main line & sewer improv. (Phase 1)	1460	100%	$161,835				
CAL 1-9, Westbrook	Emergency Decks repair/ replacement (Phase 1)	1460	100%	$150,000				
	Waterproofing and structural repairs	1460	100%	$440,847				
CAL 1-10, Potrero Annex	Waterproofing and structural repairs	1460	100%	$400,000				
CAL 1-15, Ping Yuen	504/ADA Compliance. Common spaces	1460	100%	$40,000				
	Upgrade ventilation system	1460	100%	$405,000				
CAL 1-18(4) Alice Griffith	Waterproofing and structural repair	1460	100%	$719,950				
	Security booth upgrade	1460	100%	$19,000				
CAL 1-18 (10), Woodside Garde	Range replacement	1465.1	100%	$75,000				
	Boiler replacement	1460	100%	$250,000				
CAL 1-18(13), Mission Dolores	Install new intercom system	1460	100%	$20,000				
CAL 1-19 (1), 990 Pacific Ave.	Replace fire alarm system	1460	100%	$125,000				
	Range replacement	1465.1	100%	$50,000				
CAL 1-20, 3850 18th St.	Replace fire alarm system	1460	100%	$125,000				
CAL 1-23, 1880 Pine St.	New intercom system	1460	100%	$20,000				
	Replace fire alarm system	1460	100%	$125,000				
CAL 1-27, 350 Ellis St	Replace fire alarm system	1460	100%	$125,000				

Signature of Executive Director and Date X Gregg Fortner, Executive Director	Signature of Public Housing Director/Programs Administrator Date X **Barbara Smith, Administrator**

DRAFT

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1 To be completed for the Performance and evaluation report or a Revised Annual Statement
2 To be completed for the Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)
Part II: Supporting Pages

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
CAL 1-28, 666 Ellis St	Replace fire alarm system	1460	100%	$125,000				
CAL 1-32, 1760 Bush St.	Replace fire alarm system	1460	100%	$125,000				
CAL 1-35, 2698 California St.	504/ADA compliance. Units	1460	100%	$40,000				
			SUBTOTAL :	**$4,041,632**	$0	$0	$0	
HA-Wide HQS (Housing Quality Standards Compliance) Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items								
HA-Wide Priority Replacement Housing			n/a	$0				
HA-Wide Lead Testing		1430	As Req.	$50,000				
HA-Wide Lead Abatement **(Force Account)**		1460	As Req.	$375,000				
HA-Wide Asbestos Testing		1430	As Req.	$50,000				
HA-Wide Asbestos Abatement **(Force Account)**		1460	As Req.	$100,000				
Mold and Mildew Remediation **(Force Account)**		1460	As Req.	$75,000				
Blood-born pathogens decontamination **(Force Account)**		1460	As Req.	$50,000				
HA-Wide 504/ADA reasonable accommodations **(Force Account)**		1460	As Req.	$200,000				
HA-Wide Fire unit repair **(Force Account)**		1460	As Req.	$200,000				
HA-Wide New appliances		1465.1	As Req.	$150,000				
HA-Wide Hazard testing		1430	As Req.	$10,000				
HA-Wide Sidewalk repair/replacement		1450	As Req.	$0				
HA-Wide Playground repairs/replacement/removal		1450	As Req.	$100,000				
ADA Emergency Exit Signage		1460	Phases 1 Of 3	$100,000				
Hardwire smoke detectors (16 developments)		1460	As Req.	$600,000				
Elevator upgrades at 22 senior buildings		1460	As Req.	$200,000				
Improve lighting		1450	As Req.	$100,000				
Surveillance cameras (senior bldgs.)		1460	13%	$50,000				
Surveillance cameras (family bldgs.)		1460	0%	$0				
Modernization of Property Offices PHA Wide		1460	100%	$50,000				
			SUBTOTAL PHA WIDE:	**$2,460,000**	$0	$0	$0	
			TOTAL CONSTRUCTION:	**$6,501,632**				

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Programs Administrator Date X **Barbara Smith, Administrator**

DRAFT

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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)
Part II: Supporting Pages

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work ²
				Original	Revised ¹	Funds Obligated ²	Funds Expended ²	
Management Improvements (20% of total grant)								
	M.I.S.- New accounting and Housing Software	1408		$1,032,000				
	Security	1408		$1,877,000				
	Hope VI application	1408		$23,400				
	Photographic & Imaging equipment for Employee ID badge	1408		$4,700				
	Staff Training - Finance	1408		$23,400				
	Staff Training - Customer Services	1408		$35,000				
	Applicant screening services	1408		$46,000				
	Resident Eviction Costs	1408		$28,000				
	Resident Notices/ mailing	1408		$4,600				
	Reference materials	1408		$4,600				
	Resident Initiative Program	1408		$70,943				
			SUBTOTAL:	$3,149,643	$0	$0	$0	

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Signature of Executive Director and — Date
X
Gregg Fortner, Executive Director

Signature of Public Housing Director/Programs Administrator — Date
X
Barbara Smith, Administrator

1. To be completed for the Performance and evaluation report or a Revised Annual Statement
2. To be completed for the Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part II: Supporting Pages

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
Administration (@ 10% of Total Grant)	Administration of CGP	1410	100%	$1,574,822				
Fees & Costs (@ 9% of Total Grant)	In-house/consultant design	1430	100%	$1,167,475				
	Legal costs.	1430	100%	$150,000				
	Needs Assessment Market Analysis.	1430	100%	$25,000				
Contingency (@ 0% of Total Grant)	Construction Contingency	1502	100%	$0				
Operating Subsidy (@20% 0f total grant)		1406	100%	$3,149,643				
Nondwelling Equipment/Structure	Preventive ergonomic office furniture	1475	100%	$30,000				
			SUBTOTAL:	$6,096,940	$0	$0	$0	
			TOTAL GRANT:	$15,748,215	$0	$0	$0	

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Signature of Executive Director and Date
X
Gregg Forlner, Executive Director

Signature of Public Housing Director/Programs Administrator Date
X
Barbara Smith, Administrator

1- To be completed for the Performance and evaluation report or a Revised Annual Statement
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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
Boilers, water lines and valves replacemen (Phase 2 of 3)	9/30/04			9/30/06			
1-2, Potrero Terrace							
OIG finding, site work at Bldg. 22E	9/30/04			9/30/06			
1-8 Westside Courts							
Water main line & sewer improv.	9/30/04			9/30/06			
1-9 Westbrook							
Emergency Decks repair/ replacement	9/30/04			9/30/06			
Waterproofing and structural repairs	9/30/04			9/30/06			
1-10 Potrero Annex							
Waterproofing and structural repairs	9/30/04			9/30/06			
CAL 1-15, Ping Yuen							
504/ADA Compliance. Common spaces	9/30/04			9/30/06			
Upgrade ventilation system	9/30/04			9/30/06			
1-18(4), Alice Griffith							
Waterproofing and structural repair	9/30/04			9/30/06			
Security booth upgrade	9/30/04			9/30/06			
1-18(10), Woodside Gardens							
Range replacement	9/30/04			9/30/06			
Boiler replacement	9/30/04			9/30/06			
1-18(13), Mission Dolores							
Install new intercom system	9/30/04			9/30/06			
1-19 (1), 990 Pacific Ave.							
Replace fire alarm system	9/30/04			9/30/06			
Range replacement	9/30/04			9/30/06			
1-20, 3850 18thSt.							
Replace fire alarm system	9/30/04			9/30/06			

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Signature of Executive Director and X **Gregg Fortner, Executive Director**	Date	Signature of Public Housing Director/Programs Administrator X **Barbara Smith, Administrator**	Date

1- To be completed for the Performance and evaluation report or a Revised Annual Statement
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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-21, 320/330 Clementina							
Security booth	9/30/04			9/30/06			
1-23, 1880 Pine St.							
New Intercom system	9/30/04			9/30/06			
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-27, 350 Ellis St							
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-28, 666 Ellis St							
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-32, 1760 Bush St.							
Replace fire alarm system	9/30/04			9/30/06			
1-35, 2698 California							
504/ADA compliance. Units	9/30/04			9/30/06			
PHA Wide							
HA-Wide Lead Testing	9/30/04			9/30/06			
HA-Wide Lead Abatement **(FA)**	9/30/04			9/30/06			
HA-Wide Asbestos Testing	9/30/04			9/30/06			
HA-Wide Asbestos Abatement **(FA)**	9/30/04			9/30/06			
Mold and Mildew Remediation **(FA)**	9/30/04			9/30/06			
Blood-born pathogens decontamination **(FA**	9/30/04			9/30/06			
HA-Wide 504/ADA reasonable accommoda	9/30/04			9/30/06			
HA-Wide Fire unit repair **(FA)**	9/30/04			9/30/06			
HA-Wide New appliances	9/30/04			9/30/06			
HA-Wide Hazard testing	9/30/04			9/30/06			
HA-Wide Sidewalk repair/replacement	9/30/04			9/30/06			
HA-Wide Playground repairs/replacement/re	9/30/04			9/30/06			
ADA Emergency Exit Signage	9/30/04			9/30/06			
Hardwire smoke detectors (16 development	9/30/04			9/30/06			
Elevator upgrades at 22 senior buildings	9/30/04			9/30/06			
Improve lighting	9/30/04			9/30/06			
Surveillance cameras (senior bldgs.)	9/30/04			9/30/06			
Surveillance cameras (family bldgs.)	9/30/04			9/30/06			
Modernization of Property Offices PHA Wide	9/30/04			9/30/06			

Signature of Executive Director and	Date	Signature of Public Housing Director/Programs Administrator	Date
X **Gregg Fortner, Executive Director**		X **Barbara Smith, Administrator**	DRAFT

1- To be completed for the Performance and evaluation report or a Revised Annual Statement
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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Management Improvement							
M.I.S.- New accounting and Housing Software	9/30/04			9/30/06			
Security	9/30/04			9/30/06			
Hope VI application	9/30/04			9/30/06			
Photographic & Imaging equipment for Employee	9/30/04			9/30/06			
Staff Training	9/30/04			9/30/06			
Staff Training	9/30/04			9/30/06			
Applicant screening services	9/30/04			9/30/06			
Resident Eviction Costs	9/30/04			9/30/06			
Resident Notices/ mailing	9/30/04			9/30/06			
Reference materials	9/30/04			9/30/06			
Resident Initiative Program	9/30/04			9/30/06			
Administration	9/30/04			9/30/06			
Fees and Costs							
In-house/consultant design	9/30/04			9/30/06			
Legal costs.	9/30/04			9/30/06			
Needs Assessment Market Analysis.	9/30/04			9/30/06			
Nondwelling Equipment/Structure							
Preventive ergonomic office furniture	9/30/04			9/30/06			
Operating Subsidy	9/30/04			9/30/06			

Signature of Executive Director and Date
X
Gregg Fortner, Executive Director

Signature of Public Housing Director/Programs Administrator Date
X
Barbara Smith, Administrator

1- To be completed for the Performance and evaluation report or a Revised Annual Statement
2- To be completed for the Performance and Evaluation Report

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part I: Summary
2000 Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name		Comprehensive Grant Number	FFY of Grant Approval
SAN FRANCISCO HOUSING AUTHORITY	**2000 Emergency Reserve Funds**	**CA39P00170900**	**2000**

☐ Original Annual Stateme ☒ Reserve for Disasters/Emergenc ☒ Revised Annual Statement/Revision Number 1 ☒ Performance & Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-Emergency Reserve Funds				
2	1406 Operating Subsidy	$ -			
3	1408 Management Improvement	$ -			
4	1410 Administration	$ 2,219,749	$ 2,219,749	$ 2,219,749.00	$ 2,219,749.00
5	1411 Audit	$ -			
6	1415 Liquidated Damages	$ -			
7	1430 Fees and Costs	$ 1,683,118	$ 1,599,328	$ 1,599,328.00	$ 1,348,554.00
8	1440 Site Acquisition	$ -			
9	1450 Site Improvement	$ 3,170,901	$ 2,146,467	$ 2,146,467.00	$ 2,146,467.00
10	1460 Dwelling Structures	$ 14,798,089	$ 16,231,953	$ 16,231,953.00	$ 15,426,449.00
11	1465.1 Dwelling Equipment - Nonexpendable	$ -			
12	1470 Nondwelling Structures	$ -			
13	1475 Nondwelling Equipment	$ -			
14	1495.1 Relocation Cost	$ -			
15	1490 Replacement Reserve	$ -			
16	1498 Mod Used for Development	$ -			
17	1502 Contingency (may not exceed 8% of line 18)	$ 325,640	$ -	0	0
18	**Amount of Annual Grant (Sum of lines 2-17)**	$ 22,197,497	$ 22,197,497	$ 22,197,497	$ 21,141,219
19	Amount of line 18 Related to LBP Activities	$ -			
20	Amount of line 18 Related to Section 504 Compliance	$ -			
21	Amount of line 18 Related to Security	$ -			
22	Amount of line 18 Related to Energy Conservation Measures	$ -			

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X **Barbara Smith, Administrator**	1- To be completed for the Performance and evaluation or a Revised Annual Statement 2- To be completed for the Performance and Evaluation Report

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Facsimile form HUD-52837 (5/20/96)
ref Handbook 7485 3

2000 Annual Statement

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:

Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-2, Potrero Terrace	1. Roofing & Waterproofing	1460	As Req.	$ 1,491,751	2,695,859	2,695,859	2,377,458	**Work in progress (See Attachment).** Add $28,667 from Potrero Terrace smoke detectors. Add $198,359 from Potrero Terrace roofing. Add $206,383 from Potrero Terrace sewer. Add $60,000 from Potrero Annex sidewalk. Add $8,946 from Potrero Annex smoke detectors. Add $701,753 from Hunters Point sewer.
	2. Sidewalk Repair	1450	As Req.	$ 60,000	0	0	0	Transfer $29,621 to Alice Griffith Sewers, $17,949 to Sunnydale sidewalk repair and $12,430 to Westbrook roofing.
	3. Boilers	1460	As Req.	$ 350,000	151,641	151,641	151,641	Contract Terminated. Transfer $198,359 to Potrero Terrace roofing and waterproofing.
	4. Sewer & Waterlines	1450	As Req.	$ 1,800,000	1,593,617	1,593,617	1,585,266	Work completed- Transfer $206,383 to Potrero Terrace roofing.
	5. Hardwired Smoke Detectors	1460	As Req.	$ 333,781	305,114	305,114	305,114	Transfer $28,667 to Potrero Terrace roofing/
CAL 1-3, Sunnydale	1. Roofing	1460	As Req.	$ 2,968,906	2,950,031	2,950,031	2,745,034	Work completed. Transfer $15,593 to Sunnydale smoke detectors, and $3,282 to Alice Griffith roofing.
	2. Sidewalk Repair	1450	As Req.	$ 100,000	117,949	117,949	117,949	Work completed. Add $17,949 from Potrero Terrace sidewalk repair
	3. Smoke Detectors	1460	As Req.	$ -	663,230	663,230	663,230	Work Completed. Add $48,223 from Hunters Point sewer lines, $61,724 from PHA wide smoke detectors, $385,050 from Rosa Park roofing, and $98,588 from Ping Yuen roofing.
CAL 1-9, Westbrook	1. Roofing & Waterproofing	1460	As Req.	$ 1,262,910	1,452,728	1,452,728	1,452,728	Work completed. Add $12,430 from Potrero Terrace sidewalk repair, $5,798 from Westbrook sidewalk repair, $140,494 from Hunters Point roofing and $31,096 from Ping Yuen roofing.
	2. Sidewalk Repair	1450	As Req.	$ 25,000	19,202	19,202	19,202	Work completed. Transfer $5,798 to Westbrook roofing.
CAL 1-10, Potrero Annex	1. Sidewalk Repair	1450	As Req.	$ 60,000	0	0	0	Transfer $60,000 to Potrero Terrace roofing.
	2 Smoke Detectors	1460	As Req.	$ 128,400	119,454	119,454	116,796	Add $86,693 from Potrero Annex smoke detectors -Labor, and $32,761 from Potrero Annex smoke detectors-Materials.
CAL 1-17A, Hunter's Point	1 Roofing	1460	As Req.	$ 841,000	700,506	700,506	700,506	Work completed. Transfer $140,494 to Westbrook roofing.
	2 Sewer & Waterlines	1450	As Req	$ 950,901	200,925	200,925	198,448	Work completed- Transfer $701,753 to Potrero Terrace roofing and $48,223 to Sunnydale smoke detectors.
CAL 1-18 (1), J F K Towers	1 Roofing & Waterproofing	1460	As Req	$ 234,150	298,787	298,787	295,902	Work completed. Add $64,637 from JFK boilers.
	2 Boiler	1460	As Req	$ 233,493	0	0	0	Work item forwarded to 711 CFP. Transfer $64,637 to JFK roofing and $168,856 to Alice Griffith roofing.

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report

Signature of Executive Director x **Gregg Fortner, Executive Director**	Date	Signature of Public Housing Director/Office of Native American Programs Administrator x **Barbara Smith, Administrator**	Date:

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2000 Annual Statement

Part II:

Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-18 (3), Hunter's View	1. Roofing & Waterproofing	1460	As Req.	$ 750,000	771,756	771,756	771,756	Work completed. Add $21,756 from Ping Yuen roofing.
	2. Sidewalk Repair	1450	As Req.	$ 100,000	108,085	108,085	108,085	Work completed. Add $8,085 from Ping Yuen roofing
CAL 1-18 (4), Alice Griffith	1. Roofing	1460	As Req.	$ 1,670,000	2,969,152	2,965,871	2,497,277	**Work in progress. (See Attachment).** Add $410,123 fro Ping Yuen roofing, $168,856 from JFL boilers, $6,972 from Woodside roofing, $10,300 from Thrift roofing, $56,177 from 18th St. roofing, $204,053 from 18th St. boilers, $40,354 from Pine roofing, $33,913 from Noe roofing, $1,841 from California roofing, $25,436 from Robert Pitts alarm, $334,564 from A/E, and $3,282 from Sunnydale roofing.
	2. Sidewalk Repair	1450	As Req.	$ 75,000	76,643	76,643	76,642	Work completed. Add $1,643 from ping Yuen roofing.
	3. Sewer Lines	1450	As Req.	$ -	41,495	41,495	41,495	Work completed. Add $11,874 from Ping Yuen roofing and $29,621 from Potrero Terrace sidewalk repair.
CAL 1-18 (5), Rosa Parks	1. Roofing	1460	As Req.	$ 591,818	206,768	206,768	206,768	Roofing work completed, transfer $385,050 to Sunnydale smoke detectors.
CAL 1-18 (6), Ping Yuen North	1. Waterproofing	1460	As Req.	$ 921,600	284,384	284,384	284,384	Transfer $98,588 to Sunnydale smoke detectors-Labor, $54,052 to Sunny dale smoke detectors-Materials, $31,096 to Westbrook roofing, $8,085 to Hunters View sidewalk repair, $21,756 to Hunters
CAL 1-18 (10), Woodside Gardens	1. Roofing & Waterproofing	1460	As Req.	$ 289,000	282,029	282,029	282,029	Transfer $6,972 to Alice Griffith roofing.
CAL 1-20, 3850 18th Street	1. Roofing	1460	As Req.	$ 363,500	331,046	331,046	297,415	Work completed. Transfer $56,177 to Alice Griffith roofing.
	2. Boiler	1460	As Req.	$ 227,777	0	0	0	Transfer $16,380 to 18th St. Boilers, 7,344 to 18th St. roofing, and $204, 053 to Alice Griffith roofing.
CAL 1-21, Clementina Towers	1. Roofing	1460	As Req.	$ 72,945	217,853	217,853	217,853	Work completed. Add $144,408 from 666 Ellis St. roofing and $500 from Pine St. roofing.
CAL 1-23, Pine Street	1. Roofing	1460	As Req.	$ 885,057	841,402	841,402	841,402	Transfer $2,801 to Duboce St. roofing, $500 to Clementina St. roofing, and $40,354 to Alice Griffith roofing.
CAL 1-28, 666 Ellis Street	1. Roofing & Waterproofing	1460	As Req.	$ 328,408	184,000	184,000	173,200	**Work in progress (See Attachment).** Transfer $144,408 to Clementina roofing.
CAL 1-30, 462 Duboce Street	1. Roofing	1460	As Req.	$ 396,640	399,441	399,441	397,260	Work completed. Add $2,801 from Pine St. roofing.
CAL 1-33, Thrift Street	1. Roofing	1460	As Req.	$ 10,300	0	0	0	Work item forwarded to 711 CFP. Transfer $10,300 to Alice Griffith roofing.

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Signature of Executive Director X **Gregg Fortner, Executive Director**	Date:	Signature of Public Housing Director/Office of Native American Programs Administrator x **Barbara Smith, Administrator**	Date:

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:

Capital Funding (Emergency)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name	General Description of Major Work Categories	Develop. Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
CAL 1-34, 363 Noe Street	1. Roofing & Waterproofing	1460	As Req.	$ 199,428	165,515	165,515	165,515	Work completed. Transfer $33,913 to Alice Griffith roofing.
	2. Boiler	1460	As Req.	$ 20,773	20,773	20,773	19,470	Work completed. Transfer$18656 to Potrero Terrace roofing and $11,874 to A. Griffith sewer.
CAL 1-35, California Street	1. Roofing & Waterproofing	1460	As Req.	$ 463,273	461,432	461,432	461,432	Work completed. Transfer $1,841 to Alice Griffith roofing.
CAL 1-43 Pitts Plaza	1. Alarm System			$ 27,095	1,659	1,659	1,623	JE $36.46 from PHA Wide alarm. Transfer $25,436 to Alice Griffith roofing.
Contingency	1. Construction Contingency	1502	As Req	$ -	0	0	0	
	Physical Improvement Total Sub-Total			$ 18,232,906	$ 18,632,476	$ 18,629,195	$ 17,572,879	
Management Management's	Not Applicable	1408	0%	$ -				
	nagement Improvement Total Sub-Total	1408	0%	$ -				
Administration	Administration of Emergency Reserve Fu	1410	As Req.	$ 2,219,749	2,219,749	2,219,749	2,219,749	Completed
Fees & Costs	Architects & Engineers	1430	As Req.	$ 1,683,118	1,345,272	1,345,272	1,348,554	Works completed. Transfer $337,846 to Alice Griffith roofing.
PHA Wide	Hardwire smoke detector installation	1460	As Req.	$ 61,724	0	0	36	Transfer $61,724 to Sunnydale smoke detectors.
	sub-Total			$ 3,964,591	$ 3,565,021	$ 3,565,021	$ 3,568,339	
Nondwelling Equipment/ Structure	Not Applicable	1475	0%	$ -				
	Sub-total			$ -	$ -	$ -	$ -	
	2000 Emergency Reserve Funds Total			**$ 22,197,497**	**$ 22,197,497**	**$ 22,194,216**	**$ 21,141,219**	

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Signature of Executive Director Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator Date: x **Barbara Smith, Administrator**

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2000 Annual Statement

Part III: Implementation Schedule
Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
CAL 1-2, Potrero Terrace							
1. Roofing & Waterproofing	6/30/01	3/31/01	3/31/01	6/30/01	6/30/02		**Work in progress**
2. Sidewalk Repair	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work cancelled
3. Boilers	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Contract Terminated
4. Sewer & Waterlines	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
5. Smoke Detectors	6/30/01	9/30/00	9/30/00	6/30/01	6/30/01	6/30/01	Work completed
CAL 1-3 Sunnydale							
1. Roofing	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Work completed
2. Sidewalk Repair	6/30/01	3/31/01	3/31/01	6/30/01	3/31/01	3/31/01	Work completed
3. Smoke Detectors	6/30/01	9/30/00	9/30/00	6/30/01	6/30/01	6/30/01	Work completed
CAL1-9 Westbrook							
1. Roofing & Waterproofing	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
2. Sidewalk Repair	6/30/01	12/31/00	12/31/00	6/30/01	12/31/00	12/31/00	Work completed
CAL 1-10 Potrero Annex							
1. Sidewalk Repair	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work cancelled
2. Smoke Detectors	6/30/01	9/30/00	9/30/00	6/30/01	6/30/01	6/30/01	Work completed
CAL 1-18 (1) JFK Towers							
1. Roofing & Waterproofing	6/30/01	6/30/00	6/30/00	6/30/01	12/31/01	12/31/01	Work completed
2. Boilers	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work item forwarded to 711 CFP
CAL 1-18 (3), Hunter's View							
1. Roofing & Waterproofing	6/30/01	6/30/01	6/30/01	6/30/01	12/31/01	12/31/01	Work completed
2. Sidewalk Repair	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Work completed

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native Ame Programs Administrator Date: x **Barbara Smith, Administrator**

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2000 Annual Statement

Part III: Implementation Schedule
Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
CAL 1-18(4), Alice Griffith							
1. Roofing	6/30/01	9/30/01	9/30/01	6/30/01	6/30/02		**Work in progress**
2. Sidewalk Repair	6/30/01	9/30/00	9/30/00	6/30/01	9/30/00	9/30/00	Work completed
CAL 1-18 (5) Rosa Parks				6/30/01			
1. Roofing	6/30/01	6/30/00	6/30/00		12/31/01	12/31/01	Work completed
CAL 1-18 (6), Ping Yuen North				6/30/01			
1. Waterproofing	6/30/01	3/31/01	3/31/01		9/30/01	9/30/01	Work completed
CAL 1-18 (10) Woodside Gardens				6/30/01			
1. Roofing & Waterproofing	6/30/01	12/31/00	12/31/00		12/31/01	12/31/01	Work completed
CAL 1-20 3850 18th Street				6/30/01			
1. Roofing	6/30/01	12/31/00	12/31/00	6/30/01	12/31/01	12/31/01	Work completed
2. Boilers	6/30/01	N/A	N/A		N/A	N/A	Work item forwarded to 711 CFP
CAL 1-21 Clementina				6/30/01			
1. Roofing	6/30/01	6/30/00	6/30/00	6/30/01	12/31/01	12/31/01	Work completed
CAL 1-23 Pine Street							
1. Roofing	6/30/01	3/31/00	3/31/00	6/30/01	12/31/01	12/31/01	Work completed
CAL 1-28, 666 Ellis St.							
1. Roofing & Waterproofing	6/30/01	12/31/00	12/31/00	6/30/01	6/30/02		**Work in progress**
CAL 1-30 Duboce Street							
1. Roofing	6/30/01	3/31/00	3/31/00	6/30/01	6/30/01	6/30/01	Work completed

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Signature of Executive Director Date: X **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native Ame Programs Administrator Date: X **Barbara Smith, Administrator**

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facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

2000 Annual Statement

Part III: Implementation Schedule
Capital Funding (Emergency)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp.7/31/98)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
CAL 1-33 Thrift Street							
1. Roofing	6/30/01	N/A	N/A	6/30/01	N/A	N/A	Work item forwarded to 711 CFP
CAL 1-34 Noe Street							
1. Roofing	6/30/01	12/31/00	12/31/00	6/30/01	3/31/01	3/31/01	Work completed
2. Boilers	6/30/01	3/31/00	3/31/00	6/30/01	9/30/01	9/30/01	Work completed
CAL 1-35 California Street							
1. Roofing	6/30/01	3/31/00	3/31/00	6/30/01	12/31/01	12/31/01	Work completed
CAL 1/43 Pitts Plaza							
1. Alarm System	6/30/01	6/30/01	6/30/01	6/30/01	6/30/01	6/30/01	Work completed
CAL 1-17A Hunters Point							
1. Roofing	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
2. Sewer & Waterlines	6/30/01	3/31/01	3/31/01	6/30/01	12/31/01	12/31/01	Work completed
Management Improvement Not Applicable							
Fees and Costs							
In-house/consult.design (@	6/30/01	3/31/01	3/31/01	3/31/01	12/31/01	12/31/01	Work completed
PHA Wide							
1. Hard Wire Smoke Detectors	6/30/01	N/A	N/A	3/31/01	N/A	N/A	See individual developments
Nondwelling Equipment/Structure Not Applicable							

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Signature of Executive Director Date: X Gregg	Signature of Public Housing Director/Office of Native Ame Date: Programs Administrator x **Barbara Smith, Administrator**

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facsimile of form HUD 52834 (01/05/95)
ref Handbook 7485.3

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part I: Summary
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name SAN FRANCISCO HOUSING AUTHORITY 2000 CAPITAL FUND	Comprehensive Grant Number CA39P001501-00	FFY of Grant Approval 2000

☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ☒ Performance & Evaluation Report as of 3/31/02

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$3,538,731	$3,538,731	$3,538,731.00	$3,538,731.00
3	1408 Management Improvement	$3,151,287	$3,151,287	3,190,936	3,119,169
4	1410 Administration	$1,769,365	$1,769,365	1,769,365	1,769,365
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,238,556	$1,238,556	1,136,186	531,695
8	1440 Site Acquisition				
9	1450 Site Improvement	$1,143,042	$1,143,042	464,342	459,439
10	1460 Dwelling Structures	$6,022,200	$5,850,705	2,905,289	2,472,215
11	1465.1 Dwelling Equipment - Nonexpendable	$72,972	$72,972	72,972	72,972
12	1470 Nondwelling Structures	$617,000	$788,495	788,495	420,494
13	1475 Nondwelling Equipment	$110,500	$110,500	69,836	61,390
14	1495.1 Relocation Cost	$30,000	$30,000	0	0
15	1490 Replacement Reserve				
16	1498 Mod Used for Development				
17	1502 Contingency (may not exceed 8% of line 18)	$0	$0	0	0
18	**Amount of Annual Grant (Sum of lines 2-17)**	$17,693,653	$17,693,653	$13,936,152	$12,445,470
19	Amount of line 18 Related to LBP Activities	$164,858	$164,908	12,630	1,455
20	Amount of line 18 Related to Section 504 Compliance	$736,423	$694,586	38,461	15,441
21	Amount of line 18 Related to Security	$2,157,231	$2,157,231	2,157,231	2,157,231
22	Amount of line 18 Related to Energy Conservation Measures	$737,815	$737,815	$72,972	$72,972

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement (2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date X Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X Barbara Smith, Administrator	1- To be completed for the Performance and evaluation report or a Revised Annual Statement 2- To be completed for the Performance and Evaluation Report

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-1, Holly Courts	1. 504/ADA upgrades to four units, ramps, accessibility to common spaces	1460	100%	$257,833	$257,833	0	0	
	2. 10 Boilers replacement (Phase 1 of 2)	1460	50%	$236,478	$236,478	0	0	
	3. Asbestos Abatement	1460	100%	$0	$4,200	4,100	4,100	Work completed.
	4. Lead Abatement	1460	100%	$0	$50	50	50	Work completed.
1-2, Potrero Terrace	1. 504/ADA Compliance. Ramps	1460	100%	$116,677	$116,677	0	0	
	2. 504/ADA Compl. Community Bldg.	1460	100%	$90,485	$90,485	0	0	
1-3, Sunnydale	1. Wheelchair lift for Administration Buil	1460	100%	$41,837	$0	0	0	Revised to S/Dale Resource Ctr.
	2. Rehab Building E22	1460	100%	$1,220,000	$1,145,243	1,145,243	1,145,243	Work completed.
	3. Childcare Center	1470	100%	$280,000	$276,247	276,247	276,247	Work completed.
	4. Business Development Center	1470	100%	$337,000	$512,248	512,248	144,247	
	5. Smoke Detectors	1460	100%	$209,295	$154,394	0	0	Revised to S/Dale Resource Ctr.
	6. 504/ADA	1460	100%	$0	$0	1,888	1,888	
	7. Rehabilitate fire damaged units	1460	100%	$0	$0	151	151	
1-4, Valencia Garde	1. 504/ADA compliance. Gates	1450	100%	$14,750	$14,750	8,000	3,097	
1-8, Westside Courts	1. Wheelchair lift for Administration Buil	1460	100%	$0	$0	0	0	
	2. Water main and sewer improvement	1450	100%	$331,069	$331,069	0	0	
1-9, Westbrook	1. Decks repair /replacement	1460	100%	$21,739	$21,739	0	0	
1-10, Potrero Annex	1. Interior units upgrade	1460	100%	$363,064	$363,064	0	0	
	2. High voltage upgrades	1450	100%	$97,296	$97,296	0	0	
	3. Sidewalk &street concrete repairs	1450	100%	$40,000	$40,000	0	0	

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(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
Gregg Fortner, Executive Director	X Barbara Smith, Administrator

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-16, Alemany	1. 504/ADA Compliance. Ramps	1460	100%	$35,000	$35,000	0	0	
	2. Sidewalks and street concrete repair	1450	100%	$6,400	$6,400	0	0	
1-17A, Hunter's Poin	1. Sidewalk & street concrete repairs	1450	100%	$80,000	$80,000	0	0	
1-18(1), JFK Towers	1. Replace fire alarm system	1460	100%	$121,619	$121,619	0	0	
1-18(3), Hunters Viev	1. 504/ADA	1460	100%	$0	$0	0	0	
1-18(4), Alice Griffith	1. Playground accessibility compliance	1450	100%	$101,187	$101,187	0	0	
	2. Sidewalk & street concrete repairs	1450	100%	$15,998	$15,998	0	0	
	3. Fire Damaged Units	1460	100%	$0	$54,902	54,902	54,902	$3,992 from PHA wide
1-18(5) Rosa Parks	1. Waterproofing	1460	100%	$621,500	$621,500	591,884	201,830	
1-18(13), Mission Dol	2. Replace fire alarm system	1460	100%	$121,619	$121,619	0	0	
1-19 (2) 1750 Mc Allister St.	1. Replace Fire Alarm System	1460	100%	$121,619	$121,619	0	0	
1-20, 3850 18thSt.	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	

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Signature of Executive Director and Date **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date **X Barbara Smith, Administrator**

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-21, 320/330 Clementina	1. New Intercom System 2. Replace Fire Alarm System	1460 1460	100% 100%	$19,459 $121,619	$19,459 $121,619	0 0	0 0	
1-23, 1880 Pine St.	1.New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-29, 345 Arguello	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
1-30A, 462 Duboce	1. Install Emergency Generator 2. New Intercom System 3. Replace Fire Alarm System	1460 1460 1460	100% 100% 100%	$20,432 $19,459 $116,755	$20,432 $19,459 $116,755	0 0 0	0 0 0	
1-31, 25 Sanchez St.	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
1-32, 1760 Bush St.	1. Install Emergency Generator 2. New Intercom System	1460 1460	100% 100%	$20,432 $19,459	$20,432 $19,459	0 0	0 0	
1-34, 363 Noe St.	1. New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-35, 2698 California	1. Install Emergency Generator 2. New Intercom System	1460 1460	100% 100%	$20,432 $19,459	$20,432 $19,459	0 0	0 0	

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Signature of Executive Director and Date Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date **X Barbara Smith, Administrator**

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Part II: Supporting Pages
2000 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
1-36, 227 Bay St.	1. Install Emergency Generator	1460	100%	$20,432	$20,432	0	0	
	2. New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-37, 491 31st Ave.	1. New Intercom System	1460	100%	$19,459	$19,459	0	0	
1-39A, 939 Eddy Stre	1. 504 /ADA	1460	100%	$0	$0	858	858	
	2. Fire Damaged Units	1460	100%	$0	$0	2,082	2,082	
1-39 B, 951 Eddy Stre	1. Rehabilitate fire damaged building	1460	100%	$1,037,315	$1,037,315	1,037,315	1,037,315	
1-41, 430 Turk St.	1. New Intercom System	1460	100%	$19,458	$19,458	0	0	
	Sub Total			$6,476,308	$6,535,460	$3,634,968	$2,872,010	

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U.S. Department of Housing
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Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
Management Improvements	1. MIS: CCS Software upgrade	1408	100%	$41,184	$41,184	30,583	23,994	In Progress
	2. Improve Security	1408	100%	$2,157,231	$2,157,231	2,157,231	2,157,231	Work completed.
	3. Translation and Interpretation Service	1408	100%	$4,914	$4,914	0	0	
	4. Resident Manager Trainees	1408	100%	$205,543	$205,543	205,543	205,543	Work completed.
	5. Hope VI Application	1408	100%	$72,417	$72,417	128,806	63,628	In progress
	6. Legal Costs (Asian Law Caucus)	1408	100%	$546,568	$546,568	546,568	546,568	Work completed.
	7. Operations Improvement	1408	100%	$63,908	$63,908	62,683	62,683	In progress
	8. Human Rights Commisssion	1408	100%	$59,522	$59,522	59,522	59,522	Completed 6/30/01
	Management Improvement Total	**1408**		**$3,151,287**	**$3,151,287**	**$3,190,936**	**$3,119,169**	

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
PHA Wide	LBP Testing	1430	As Req.	$50,000	$50,000	1,905	730	In progress
	Asbestos Testing	1430	As Req.	$50,000	$50,000	1,905	730	In progress
	Hazard Testing	1430	As Req.	$10,000	$10,000	3,820	3,820	In progress
	Site Improvements. Landscaping	1450	As Req.	$456,342	$456,342	456,342	456,342	Completed 6/30/01
	LBP abatement	1460	As Req.	$114,858	$114,858	10,675	675	In progress
	Asbestos Abatement	1460	As Req.	$126,636	$122,386	11,657	1,657	In progress
	Mold and Mildew Remediation	1460	As Req.	$72,972	$72,972	1,188	1,188	In progress
	Bloodborn Pathogens Decontaminatio	1460	As Req.	$48,648	$48,648	0	0	
	504/ADA Compliance. Reasonable ac	1460	As Req.	$194,591	$194,591	36,573	13,553	In progress
	Fire Unit repair	1460	As Req.	$194,591	$139,689	6,723	6,723	Transfer $3,992 to Alice Griffith
	ADA Emergency Exit signange(Phase 1	1460	33%	$97,296	$97,296	0	0	
	New Appliances	1465	As Req.	$72,972	$72,972	72,972	72,972	Work completed.
	PHA WIDE SubTotal			**$1,488,906**	**$1,429,754**	**$603,760**	**$558,390**	

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II: Supporting Pages
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Proposed Work
				Original (Rev. 1)	Revised (2)	Funds Obligated (2)	Funds Expended(2)	
Administration	Administration of CGP (@ 10% of Total Grant)	1410	100%	$1,769,365	$1,769,365	1,769,365	1,769,365	Work completed.
Fees & Costs	In-house/consultant design (@ 7% of Total Grant)	1430	100%	$1,128,556	$1,128,556	1,128,556	526,415	In progress
Operating Subsidy	(@20% 0f total grant)	1406	100%	$3,538,731	$3,538,731	3,538,731	3,538,731	Completed 6/30/01
Relocation Costs	Residents relocation	1495	100%	$30,000	$30,000	0	0	
Nondwelling Equipment/ Structure	1. Electric reach forklift, 18ft.	1475	100%	$22,000	$22,000	0	0	
	2. Electric pallet jack	1475	100%	$3,500	$3,500	0	0	
	3. Computer Hardware	1475	100%	$75,000	$75,000	67,956	59,687	In progress
	4. Furniture and Equipment	1475	100%	$10,000	$10,000	1,880	1,703	In progress
	Sub-total			$6,577,152	$6,577,152	$6,506,488	$5,895,901	
	2000 CGP Annual Total=			$17,693,653	$17,693,653	$13,936,152	$12,445,470	

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Signature of Public Housing Director/Office of Native American Programs Administrator and Date

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II Implementation Schedule
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
1. 504/ADA upgrades to four units, ramps, accessibility to common spaces.	3/31/03			9/30/04			
2. 10 Boilers replacement (Phase 1 of 2)	3/31/03			9/30/04			
3. Asbestos Abatement		3/31/03	3/31/02				
4. Lead Abatement		3/31/03	3/31/02				
1-2, Potrero Terraçe							
1. 504/ADA Compliance. Ramps	3/31/03			9/30/04			
2. 504/ADA Compl. Community Bldg.	3/31/03			9/30/04			
3. Waterproofing	3/31/03			9/30/04			Remove line item
4. Wheelchair lift for Administration Building	3/31/03			9/30/04			Revised to S/Dale Smoke Detectors
1-3 Sunnydale							
1. Wheelchair lift for Administration Building	3/31/03			9/30/04			Remove line item. Cost included in Bussiness
2. Rehab Building E22	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
3. Childcare Center	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work in progress
4. Business Development Center	3/31/03			9/30/04			Work in progress
5. Smoke Detectors	3/31/03			9/30/04			
6. 504/ADA		3/31/02	3/31/02		3/31/02	3/31/02	Work completed
7. Rehabilitate Fire damaged building		3/31/02	3/31/02		3/31/02	3/31/02	Work completed
1-8 Westside Courts							
1. Wheelchair lift for Administration Building	3/31/03			9/30/04			Revised to S/Dale Smoke Detectors
2. Water main and sewer improvements	3/31/03			9/30/04			
1-9 Westbrook							
1. Decks repair /replacement	3/31/03			9/30/04			
1-10 Potrero Annex							
1. Interior units upgrade	3/31/03			9/30/04			
2. High voltage upgrades	3/31/03			9/30/04			
3 Sidewalk &street concrete repairs	3/31/03			9/30/04			

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Part II Implementation Schedule
2000 Capital Fund Program (CFP)

U.S. Department of Housing
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Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-14, Valencia Gardens							
1. 540/ADA compliance. Gates	3/31/03			9/30/04			Work in progress
1-16 Alemany							
1. 504/ADA Compliance. Ramps	3/31/03			9/30/04			
2. Sidewalks and street concrete repair	3/31/03			9/30/04			
1-17A, Hunter's Point							
1. Sidewalk & street concrete repairs	3/31/03			9/30/04			
1-18(1), JFK Towers							
1. Replace fire alarm system	3/31/03			9/30/04			
1-18 (3), Hunter's View							
1-18(4), Alice Griffith							
1. Playground accessibility compliance	3/31/03			9/30/04			
2. Sidewalk & street concrete repairs	3/31/03			9/30/04			Revised to S/Dale Smoke Detectors
3. Fire damaged units		3/31/03	3/31/03		3/31/03	3/31/03	Work completed
1-18(5) Rosa Parks							
1. Waterproofing	3/31/03			9/30/04			Work in progress
1-18(13), Mission Dolores							
2. Replace fire alarm system	3/31/03			9/30/04			

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Signature of Public Housing Director/Office of Native American Programs Administrator and Date

X Barbara Smith, Administrator

facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485 3

Part II Implementation Schedule
2000 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	**All Funds Obligated (Quarter Ending Date)**			**All Funds Expended (Quarter Ending Date)**			
	Original	**Revised (1)**	**Actual (2)**	**Original**	**Revised (1)**	**Actual (2)**	**Reasons for Revised Target Dates (2)**
1-19 (2), 1750 Mc Allister St.							
1. Replace Fire Alarm System	3/31/03			9/30/04			
1-20, 3850 18thSt.							
1. Install Emergency Generator	3/31/03			9/30/04			
1-21, 320/330 Clementina							
1. New Intercom System	3/31/03			9/30/04			
2. Replace Fire Alarm System	3/31/03			9/30/04			
1-23, 1880 Pine St.							
1.New Intercom System	3/31/03			9/30/04			
1-29, 345 Arguello							
1. Install Emergency Generator	3/31/03			9/30/04			
1-30A, 462 Duboce							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			
3. Replace Fire Alarm System	3/31/03			9/30/04			
1-31, 25 Sanchez St.							
1. Install Emergency Generator	3/31/03			9/30/04			
1-32, 1760 Bush St.							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II Implementation Schedule
2000 Capital Fund Program (CFP)

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	**All Funds Obligated (Quarter Ending Date)**			**All Funds Expended (Quarter Ending Date)**			
	Original	**Revised (1)**	**Actual (2)**	**Original**	**Revised (1)**	**Actual (2)**	**Reasons for Revised Target Dates (2)**
1-34, 363 Noe St.							
1. New Intercom System	3/31/03			9/30/04			
1-35, 2698 California							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			
1-36, 227 Bay St.							
1. Install Emergency Generator	3/31/03			9/30/04			
2. New Intercom System	3/31/03			9/30/04			
1-37, 491 31st Ave.							
1. New Intercom System	3/31/03			9/30/04			
1-39B, 951 Eddy Street							
1. Rehabilitate fire damaged building	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work Completed
1-43, R. B. Pitts							
1. New Intercom System	3/31/03			9/30/04			

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Part II Implementation Schedule
2000 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	**All Funds Obligated (Quarter Ending Date)**			**All Funds Expended (Quarter Ending Date)**			**Reasons for Revised Target Dates (2)**
	Original	**Revised (1)**	**Actual (2)**	**Original**	**Revised (1)**	**Actual (2)**	
Management Improvement							
1. MIS:							
CCS Software upgrade	3/31/03			9/30/04			In progress
2. Improve Preventive Maintenance syste	3/31/03			9/30/04			Revised to S/Dale units
3. Improve security	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
4. Translation and Interpretation Services	3/31/03			9/30/04			
5. Resident Manager Trainees	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
7. Hope VI Application	3/31/03			9/30/04			In progress
8. Legal Costs (Asian Law Caucus)	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
9. Operations Improvement	3/31/03			9/30/04			In progress
10. Human Rights Commisssion	3/31/03	6/30/01	6/30/01	9/30/04	6/30/01	6/30/01	Complete 6/30/01
PHA Wide							
LBP Testing	3/31/03			9/30/04			In progress
LBP abatement (FA)	3/31/03			9/30/04			In progress
Asbestos Testing	3/31/03			9/30/04			In progress
Asbestos Abatement (FA)	3/31/03			9/30/04			In progress
Mold and Mildew Remediation	3/31/03			9/30/04			In progress
Bloodborn Pathogens Decontamination	3/31/03			9/30/04			
504/ADA Compliance. Reasonable acco	3/31/03			9/30/04			In progress
New Appliances	3/31/03	3/31/02	3/31/02	9/30/04	3/31/02	3/31/02	Work completed
Fire Unit repair (FA)	3/31/03			9/30/04			In progress
Hazard Testing	3/31/03			9/30/04			In progress
Sidewalk repair/replacement (FA)	3/31/03			9/30/04			
Playgrounds repairs/replacement (FA)	3/31/03			9/30/04			
Harwire smoke detector installation (FA)	3/31/03			9/30/04			
ADA Emergency Exit signange(Phase 1 of	3/31/03			9/30/04			
Site Improvements. Landscaping	3/31/03	6/30/01	6/30/01	9/30/04	6/30/01	6/30/01	Complete 6/30/01

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Part II Implementation Schedule
2000 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	**All Funds Obligated (Quarter Ending Date)**			**All Funds Expended (Quarter Ending Date)**			**Reasons for Revised Target Dates (2)**
	Original	**Revised (1)**	**Actual (2)**	**Original**	**Revised (1)**	**Actual (2)**	
Fees and Costs							
In-house/consult.design (@ 7% of Total Gr	3/31/03			9/30/04			In progress
Nondwelling Equipment/Structure							
1. Electric reach forklift, 18ft.	3/31/03			9/30/04			
2. Ellectric pallet jack	3/31/03			9/30/04			
3. Computer hardware		3/31/02			9/30/04		In progress
4. Furniture and Equipment		3/31/02			9/30/04		In progress
Relocation Costs	3/31/03			9/30/04			
Operating Subsidy	3/31/03	6/30/01	6/30/01	9/30/04	6/30/01	6/30/01	Complete 6/30/01
Administration	3/31/03	3/31/02		9/30/04	3/31/02		Completed

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facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part I: Summary
Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

PHA/HA Name **SAN FRANCISCO HOUSING AUTHORITY 2001 CAPITAL FUND**	Comprehensive Grant Number **CA39P00102-01**	FFY of Grant Approval **2001**

☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ☒ Performance & Evaluation Report as of 3/31/02

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$1,234,143	$0	$1,234,143.00	$1,234,143.00
3	1408 Management Improvement	$2,349,364	$0	1,426,571	1,426,571
4	1410 Administration	$1,234,143	$0	392,943	392,943
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,097,315	$0	0	0
8	1440 Site Acquisition				
9	1450 Site Improvement	$968,380	$0	0	0
10	1460 Dwelling Structures	$5,083,089	$0	0	0
11	1465.1 Dwelling Equipment - Nonexpendable	$375,000	$0	0	0
12	1470 Nondwelling Structures	$0	$0	0	0
13	1475 Nondwelling Equipment	$0	$0	0	0
14	1495.1 Relocation Cost	$0	$0	0	0
15	1490 Replacement Reserve				
16	1498 Mod Used for Development				
17	1502 Contingency (may not exceed 8% of line 18)	$0	$0	0	0
18	**Amount of Annual Grant (Sum of lines 2-17)**	$12,341,434	$0	$3,053,658	$3,053,658
19	Amount of line 18 Related to LBP Activities	$375,000	$0	0	0
20	Amount of line 18 Related to Section 504 Compliance	$200,000	$0	0	0
21	Amount of line 18 Related to Security	$1,640,864	$0	1,308,379	1,308,379
22	Amount of line 18 Related to Energy Conservation Measures				

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U.S. Department of Housing
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Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
1-1, Holly Courts	1. 10 Boilers replacement (Phase 1 of 2)	1460	30%	$250,000		0	0	
	2. LBP Abatement	1460	100%	$34,125		0	0	
1-2, Potrero Terrace	1. Sidewalks, stairs and handrail repairs	1450	1600 l.ft	$80,000		0	0	
	2. Hot water lines replacement	1460	100%	$180,000		0	0	
	3. Boiler replacement	1460	2 units	$100,000		0	0	
1-3, Sunnydale	1. Slide repairs. Erosion stabilization	1450	100%	$185,190		0	0	
1-9, Westbrook	1. Sidewalks, stairs and handrail reapirs	1450	1300 l.ft	$65,000		0	0	
1-10, Potrero Annex	1. Sidewalks, stairs and handrail reapirs	1450	1200 l.ft	$60,000		0	0	
1-15, Ping Yuen	1. Security gate. Intercom system	1450	100%	$103,000				
1-17A, Hunter's Point	1. Slide repairs. Erosion stabilization	1450	100%	$185,190		0	0	
1-18(5), Rosa Parks	1. New Intercom System	1460	100%	$20,000		0	0	
1-18(10) Woodside Gardens	1. Domestic pump replacement	1460	100%	$39,600				
1-18(13), Mission Dolores	1. Range replacement	1465	100%	$100,000		0	0	
1-19(2), 1750 McAllister	1. New Intercom System	1460	100%	$20,000		0	0	

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(2) To be Completed for the Performance and Evaluation Report.

Signature of Executive Director and Date Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X Barbara Smith, Administrator

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
1-20, 3850 18th St.	1. Range replacement	1465	100%	$125,000		0	0	
1-21, 320/330 Clementina	1. Concrete restoration and Waterproofing	1460	100%	$1,082,000		0	0	
1-23, 1880 Pine St.	1. New Intercom System	1460	100%	$20,000		0	0	
1-27, 350 Ellis Street	1. New Intercom System	1460	100%	$20,000		0	0	
1-28, 666 Ellis St.	1. New Intercom System 2. Window replacement	1460 1460	100% 100%	$20,000 $250,000		0 0	0 0	
1-29, 345 Arguello	1. New Intercom System	1460	100%	$20,000		0	0	
1-31, 25 Sanchez St.	1. New Intercom System	1460	100%	$20,000		0	0	
1-33, 275 Thrift Street	1. Waterproofing	1460	100%	$13,404		0	0	
1-34, 363 Noe St.	1. Waterproofing	1460	100%	$63,960		0	0	
1-39 B, 951 Eddy St.	1. New Intercom System 2. Waterproofing	1460 1460	100% 100%	$20,000 $250,000		0 0	0 0	
1-41, 430 Turk St.	1. Install emergency generator	1460	100%	$210,000		0	0	
1-42, San Jule Apts.	1. Exterior Painting	1450	100%	$40,000		0	0	
1-43, Robert B. Pitts	1. Fire Alarm system	1460	100%	$600,000		0	0	

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Facsimile of for m HUD-52837 (01/05/95)
ref Handbook 7485.3

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
Management Improvements	1. MIS: PHA Wide network upgrade & Software upgrade	1408	100%	$220,000				
	2. Improve Security	1408	100%	$1,640,864		1,308,379	1,308,379	
	3. HOPE VI application	1408	100%	$100,000				
	4. Translation and Interpretation Services	1408	100%	$9,500				
	5. Legal Costs (Asian Law Caucus)	1408	100%	$379,000		118,193	118,193	$118,192.88 from Fund 710.
	Management Improvement Total	1408		$2,349,364	$0	$1,426,571	$1,426,571	

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Signature of Executive Director and Date

Gregg Fortner, Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

X Barbara Smith, Administrator

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
PHA Wide	LBP Testing	1430	As Req.	$50,000				
	LBP Abatement	1460	As Req.	$375,000				
	Asbestos Testing	1430	As Req.	$50,000				
	Asbestos Abatement	1460	As Req.	$350,000				
	Mold and Mildew Remediation	1460	As Req.	$75,000				
	Bloodborn Pathogens Decontamination	1460	As Req.	$50,000				
	504/ADA Compliance. Reasonable accomm.	1460	As Req.	$200,000				
	New Appliances	1465	As Req.	$150,000				
	Fire Unit Repair	1460	As Req.	$200,000				
	Hazard Testing	1430	As Req.	$10,000				
	Sidewalk repair/replacement	1450	As Req.	$100,000				
	Playgrounds repairs/replacement	1450	As Req.	$100,000				
	Hardwire smoke detector installation	1460	As Req.	$500,000				
	ADA Emergency Exit sign. (Phase 1 of 3)	1460	33%	$100,000				
	Speed bumps	1450	As Req.	$50,000				
	PHA WIDE SubTotal			$2,360,000	$0	$0	$0	

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Part II:
2001 Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 7/31/98)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost				Status of Remarks
				Original	Revised	Funds Obligated (2)	Funds Expended(2)	
Administration	Administration of CGP (@ 10% of Total Grant)	1410	100%	$1,234,143		392,943	392,943	$3,044.59 from 709 and $354.99 from 710
Fees & Costs	In-house/consultant design (@ 8% of Total Grant)	1430	100%	$987,315				
Operating Subsidy	(@10% 0f total grant)	1406	100%	$1,234,143		1,234,143	1,234,143	
Contingency	Construction Contingency (@ 8% of Total Grant)	1502	100%	$0				
Nondwelling Equipment/ Structure		1475	100%	$0				
	Sub-total			$3,455,601	$0	$1,627,086	$1,627,086	
	2001 CGP Annual Total=			$12,341,434	$0	$3,053,658	$3,053,658	

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Signature of Executive Director and Date **Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X Barbara Smith, Administrator

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	Reasons for Revised Target Dates (2)
1-1 Holly Courts							
1. 10 Boilers replacement (Phase 2 of 3)	9/30/04			9/30/06			
2. LBP abatement	9/30/04			9/30/06			
1-2, Potrero Terrace							
1. Sidewalks, stairs and handrail repairs	9/30/04			9/30/06			
2. Hot water lines replacement	9/30/04			9/30/06			
3. Boiler replacement	9/30/04			9/30/06			
1-3 Sunnydale							
1. Slide repairs. Erosion stabilization	9/30/04			9/30/06			
1-9 Westbrook							
1. Sidewalks, stairs and handrail repairs	9/30/04			9/30/06			
1-10 Potrero Annex							
1. Sidewalks, stairs and handrail repairs	9/30/04			9/30/06			
1-15, Ping Yuen							
1. Security gate. Intercom system	9/30/04			9/30/06			
1-17A, Hunter's Point							
1. Slide repairs. Erosion stabilization	9/30/04			9/30/06			
1-18(5), Rosa Parks							
1. New intercom system	9/30/04			9/30/06			

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X Gregg Fortner, Executive Director

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

X Barbara Smith, Administrator

2001 Annual Statement

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OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-18(13), Mission Dolores							
1. Range replacement	9/30/04			9/30/06			
1-18(10), Woodside Gardens							
1. Domestic pump replacement	9/30/04			9/30/06			
1-19 (2), 1750 Mc Allister St.							
1. New Intercom system	9/30/04			9/30/06			
1-20, 3850 18thSt.							
1. Range replacement	9/30/04			9/30/06			
1-21, 320/330 Clementina							
1. Concrete restoration and Waterproo	9/30/04			9/30/06			
1-23, 1880 Pine St.							
1. New Intercom System	9/30/04			9/30/06			
1-27, 350 Ellis Street							
1. New Intercom System	9/30/04			9/30/06			DRAFT
1-28, 666 Ellis Street							
1. New Intercom System	9/30/04			9/30/06			
2. Windows replacement	9/30/04			9/30/06			

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Signature of Executive Director and Date	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
X Gregg Fortner, Executive Director	**X Barbara Smith, Administrator**

2001 Annual Statement

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	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-29, 345 Arguello Street							
1. New Intercom System	9/30/04			9/30/06			
1-31, 25 Sanchez St.							
1. New Intercom System	9/30/04			9/30/06			
1-33, 275 Thrift Street							
1. Waterproofing	9/30/04			9/30/06			
1-34, 363 Noe St.							
1. Waterproofing	9/30/04			9/30/06			
1-39B, 951 Eddy Street							
1. New intercom system	9/30/04			9/30/06			
2. Waterproofing	9/30/04			9/30/06			
1-41, 430 Turk St.							
1. Install emergency generator	9/30/04			9/30/06			
1-42, San Jule Apts.							
1. Exterior painting	9/30/04			9/30/06			
1-43, R. B. Pitts							
1. Fire alarm system	9/30/04			9/30/06			DRAFT

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Signature of Executive Director and Date X Gregg Fortner, Executive Director	Signature of Public Housing Director/Office of Native American Programs Administrator and Date X Barbara Smith, Administrator

facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
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Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Management Improvement							
1 MIS: PHA Wide network upgrade & CCS Software upgrade	9/30/04			9/30/06			
2 Improve security	9/30/04			9/30/06			
3 HOPE VI application	9/30/04			9/30/06			
4 Translation and Interpret. Services	9/30/04			9/30/06			
5 Legal Costs (Asian Law Caucus)	9/30/04			9/30/06			
PHA Wide							
LBP Testing	9/30/04			9/30/06			
LBP abatement	9/30/04			9/30/06			
Asbestos Testing	9/30/04			9/30/06			
Asbestos Abatement	9/30/04			9/30/06			
Mold and Mildew Remediation	9/30/04			9/30/06			
Bloodborn Pathogens Decontamination	9/30/04			9/30/06			
504/ADA Reasonable accomm.	9/30/04			9/30/06			
New Appliances	9/30/04			9/30/06			
Fire Unit repair	9/30/04			9/30/06			
Hazard Testing	9/30/04			9/30/06			
Sidewalk repair/replacement	9/30/04			9/30/06			
Playgrounds repairs/replacement	9/30/04			9/30/06			
Hardwire smoke detector Installation	9/30/04			9/30/06			
ADA Emergency Exit sign.(Phase 1 of 3)	9/30/04			9/30/06			
Speed bumps	9/30/04			9/30/06			

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Signature of Executive Director and Date **X Gregg Fortner, Executive Director**	Signature of Public Housing Director/Office of Native American Programs Administrator and Date **X Barbara Smith, Administrator**

2001 Annual Statement

Part III: Implementation Schedule
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Fees and Costs							
In-house/consult.design	9/30/04			9/30/06			
Nondwelling Equipment/Structure							
Relocation Costs							
Operating Subsidy	9/30/04	3/31/02	3/31/02	9/30/06	3/31/02	3/31/02	
Administration	9/30/04			9/30/06			DRAFT

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Signature of Executive Director and Date	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
X Gregg Fortner, Executive Director	X Barbara Smith, Administrator

SAN FRANCISCO HOUSING AUTHORITY
1938

8. LOCAL GOVERNMENT STATEMENT

SAN FRANCISCO HOUSING AUTHORITY
ROUTING FORM

Date: 06/27/02

TO: Mr. Gregg Fortner, Executive Director

FROM: Barbara Smith,
Administrator of Housing Development and Modernization

PREPARED BY: Alicia Sisca, Senior Project Manager

SUBJECT: FOR REVIEW, APPROVAL AND SIGNATURE

The attached Letter to Mayor is submitted for review, approval and signature.

I. BACKGROUND and SUMMARY: 2002 Capital Fund Program Annual Submittal. (See attached Documents)

II. REQUIRED APPROVALS:

FINANCE: NOT APPLICABLE		**LEGAL:** NOT APPLICABLE	
Signature		Signature	
Title	Date	Title	Date
FUNDS AVAILABLE: NOT APPLICABLE			
Signature		Signature	
Title	Date	Title	Date
Amount			
Account			

Please return to: Alicia Sisca (715-3265)

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • TELEPHONE (415) 554-1200

June 28, 2002

The Honorable Willie L. Brown, Jr.
MAYOR OF SAN FRANCISCO
200 City Hall
San Francisco, CA. 94102

Subject: **San Francisco Housing Authority (SFHA)**
Capital Fund Program (CFP) Annual Submittal

Dear Mayor Brown:

On June 27, 2002 the San Francisco Housing Authority's (SFHA's) Board of Commissioners, approved the Capital Fund Program (CFP) annual submission for the year 2002 to the U.S. Department of Housing and Urban Development (HUD). The Plan has been updated to reflect an estimated funding of $15,748,215 available to the SFHA for modernization and improvements to our developments.

Attached is Local Government Statement form (HUD-52835), which needs to be signed and returned to me in order to submit it to HUD.

This year' submittal reflects budgeting for major infrastructure and rehabilitation work at both the family and senior developments. The budget also reflects funding for adding disability access to common areas. The priorities are as follows:

1. Lead Based Paint (LBP) abatement or in-place management.
2. Asbestos Containing Material (ACM) abatement or encapsulation.
3. Modification of apartments and common areas for use by the disabled in compliance with the Americans with Disabilities Act and 504 Section.
4. Emergency improvements for infrastructure (boilers replacement, heating, plumbing, sewers, sidewalks, smoke detectors and fire alarms, elevator upgrades).
5. Improvements that will enhance the security of residents, including crime control/prevention, installation of vandal resistant security lighting, surveillance cameras, gates, fencing, etc.

Please review and sign the enclosed Local Government Statement form (HUD-52835). If you have any questions or comments, please give me a call at 554-1296.

Sincerely,

Gregg Fortner
Executive Director

Enclosure
BS. MBK. AS

Local Government Statement

Capital Fund Program (CFP)

U.S. Department of Housing

and Urban Development

Office of Public and Indian Housing

OMB Approval No. 2577-0157

(Exp. 3/31/2002)

Public reporting burden for this collection of information is estimated to average 5 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless that collection displays a valid OMB control number.

This collection of information requires that each eligible applicant submit information to HUD in order to receive its annual formula grant. This information will be used by HUD to determine whether the annual submission meets statutory and regulatory requirements for the annual formula grant. Responses to the collection are required by Section 14(e)(1) (E) of the U.S. Housing Act of 1937, as amended. The information requested does not lend itself to confidentiality.

As Chief Executive Officer of the unit of general local government known as:

City and County of San Francisco,

in which the (name of Public Housing Authority (PHA))

San Francisco Housing Authority operates,

I certify to the following:

1. The HA developed the Capital Fund Plan/Annual Statement in consultation with local government officials/Indian tribal officials and with residents of the developments covered by the Capital Fund Plan/Annual Statement, in accordance with the requirements of the Capital Fund Program:

2. For PHAs, the Capital Fund Plan/Annual Statement is consistent with the unit of general local government's assessment of its low-income housing needs (as evidenced by its Consolidated Plan under 24 CFR Part 91, if applicable), and that the unit of general local government will cooperate in providing resident programs and services; and

3. The HA's proposed drug and crime elimination activities are coordinated with the supportive of local drug elimination strategies and neighborhood improvement programs, if applicable. Under the Cooperation Agreement, the local/tribal government is providing public services and facilities of the same character and to the same extent to Public and Indian housing as are furnished to other dwellings and residents of the locality. Where additional on-duty police are being funded under the Comprehensive Grant Program, such police will only provide additional security and protective services over and above those for which the local/tribal government is contractually obligated to provide under the Cooperation Agreement.

Note: The Capital Fund Plan includes the Action Plan.

Name of Chief Executive Officer: Willie L. Brown, Jr.	Signature of Chief Executive Officer and Date:

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729,3802)

SAN FRANCISCO HOUSING AUTHORITY
1938

9. COMMISSION RESOLUTION

HA Board Resolution Approving Comprehensive Plan or Annual Statement
Capital Fund Program (CFP)

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(exp.3/31/2002)

Public reporting burden for this collection of information is estimated to average 5 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Reports Management Officer, Paperwork Reduction Project (2577-0157), Office of Information Technology, U.S. Department of Housing and Urban Development, Washington, D.C. 20410-3600.This agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless that collection displays a valid OMB control number.
Do not send this completed form to the above address.
This collection of information requires that, as a condition to receive a CFP grant, each Housing Authority (HA) certify that it has complied or will comply with statutory, regulatory and other HUD requirements. This information is essential to determine HA compliance, or intent to comply, with CP requirements. Responses to the collection are required by regulation. The information requested does not lend itself to confidentiality.

Acting on behalf of the Board of Commissioners of the below-named Housing Authority (HA), as its Chairman, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the Board's approval of (check one or more as applicable):

☒ Comprehensive Plan submitted on July 15, 2002
☒ Action Plan / Annual Statement Submitted on July 15, 2002
☐ Amendments to Comprehensive Plan Submitted on ________
☐ Amendments to Action Plan / Annual statement Submitted on ________

II certify on behalf of the: (HA Name) SAN FRANCISCO HOUSING AUTHORITY that:

1. The HA will comply with all policies, procedures, and requirements prescribed by HUD for modernization, including implementation of the modernization in a timely, efficient, and economical manner;
2. The HA has established controls to ensure that any activity funded by the CGP is not also funded by any other HUD program, thereby preventing duplicate funding of any activity;
3. The HA will not provide to any development more assistance under the CGP than is necessary to provide affordable housing, after taking into account other government assistance provided;
4. The proposed physical work will meet the modernization and energy conservation standards under 24 CFR 968.115 or 24 CFR 950.610;
5. The proposed activities, obligations and expenditures in the Annual Statement are consistent with the proposed or approved Comprehensive Plan of the HA;
6. The HA will comply with applicable nondiscrimination and equal opportunity requirements under 24 CFR 5.105(a) or 24 CFR 950.115:
7. The HA will take appropriate affirmative action to award modernization contracts to minority and women's business enterprises under 24 CFR 5.105(a) or 24 CFR 950.115(e); or the IHA will, to the greatest extent feasible, give preference to the award of modernization contracts to Indian organizations and Indian-owned economic enterprises under 24 CFR 950.175;
8. The HA has provided HUD or the responsible entity with any documentation that the Department needs to carry out its review under the National Environmental Policy Act (NEPA) and other related authorities in accordance with 24 CFR 968.110(c), (d) and (m) or 24 CFR 950.120(a), (b), and (h); and will not obligate, in any manner, the expenditure of CGP funds, or otherwise undertake the activities identified in its Comprehensive Plan/Annual Statement, until the HA receives written notification from HUD indicating that the Department has complied with its responsibilities under NEPA and other related authorities;
9. The HA will comply with the wage rate requirements under 24 CFR 968.110(e) and (f) or 24 CFR 950.120(c) and (d);
10. The HA will comply with the relocation assistance and real property acquisition requirements under 24 CFR 968.108 or 24 CFR 950.117;
11. The HA will comply with the requirements for physical accessibility under 24 CFR 968.110(a) or 24 CFR 950.115 (d);
12. The HA will comply with the requirements for access to records and audits under 24 CFR 968.145 or 24 CFR 950.120(e);
13. The HA will comply with the uniform administrative requirements under 24 CFR 968.135 or 24 CFR 950.120(f);
14. The HA will comply with lead-based paint testing and abatement requirements under 24 CFR 968.110(k) or 24 CFR 950.120(g);
15. The HA has complied with the requirements governing local/tribal government and resident participation in accordance with 24 CFR 968.315(b) and (c), 968.325(d) and 968.330 or 24 CFR 950.652(b) and (c), 950.656(d) and 950.658, and has given full consideration to the priorities and concerns of local/tribal government and residents, including any comments which were ultimately not adopted, in preparing the Comprehensive Plan/Annual Statement and any amendments thereto;
16. The HA will comply with the special requirements of 24 CFR 968.102 or 24 CFR 950.602 with respect to a Turnkey III development; and
17. The PHA will comply with the special requirements of 24 CFR 968.101(b)(3) with respect to a Section 23 leased housing bond-financed development.
18. The modernization work will promote housing that is modest in design and cost, but still blends in with the surrounding community.

Attested By: Board Chairman's: Sululagi Palega:

Board Chairman's Signature

Date:

(Seal)

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012, 31 U.S.C. 3729, 3802)

SF
H65
#1
6/27/02

SAN FRANCISCO HOUSING AUTHORITY

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2002 CAPITAL FUND PROGRAM ANNUAL SUBMISSION JULY 2002

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VOLUME II

EXHIBIT 3

SAN FRANCISCO HOUSING AUTHORITY
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2002 CAPITAL FUND PROGRAM
ANNUAL SUBMISSION

VOLUME II

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1. *ADVISORY COMMITTEE MEETINGS MINUTES AND CORRESPONDENCE.*
2. *RESIDENT'S COMMENT FORMS.*
3. *SFHA STAFF MEETING COMMENTS*

SAN FRANCISCO HOUSING AUTHORITY
1938

1. RESIDENT ADVISORY BOARD (RAB)
MEETINGS MINUTES AND CORRESPONDENCE.

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

Agenda

PHA PLAN
2002 ANNUAL SUBMITTAL

Meeting Objective:	Resident Advisory Board Meeting #1
Date and Time:	Tuesday, April 2, 2002. From 3:00 P. M. to 4:30 P.M.
Location:	440 Turk Street, Commission Room

A. WELCOME and INTRODUCTIONS

B. APPROVAL OF 03/26/02 MEETING MINUTES

C. ACKNOWLEDGEMENT OF RESIDENT ADVISORY BOARD (RAB)

D. ROLE OF RESIDENT ADVISORY BOARD (RAB)

E. ESTABLISHING SUB-COMMITTEES

F. BREAK DOWN IN SUBCOMMITTEES

2002 PHA PLAN ANNUAL SUBMITTAL
FIRST RAB MEETING - ~~CFP SUBCOMMITTEE~~ Full Committee
DATE & TIME: Tuesday, APRIL 2, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS/ DEVELOPMENT	PHONE #	FAX #	
1	Cynthia McDennis-Mirza	IROQUOIS RESIDENCE 835 O'FARRELL St. #607 SF CA 94109	(415) 931-3163		ACC
2	Helen C. Granath	Central Towers 455 Eddy St., 203 SF 94109	(415) 775-6913		ACC
3	William C. Vitalie	491 31st Ave #509 S.F. CA 94121	221 8369		CFP
4	Ana Luz Ruiz	286 Valencia St. apt #34. SF 94103	(863-7791		ACC
5	Julie Stalzer	1815 Egbert DLR	(415) 657-0360		
6	Dan Lindahl	1815 Egbert DLR	(415) 657-0360		
7	Aurora Dehn	430 Turk ST #504	487-7968		CFP
8	Betty Ilkess	391 Bridgeview Dr #5 SF Cal	415 822-0913		ACC
9	Flo Brown / sitting in for Rhodessa Jones	741-L Section 8	415- 821-3538		ACC
10	[illegible] Villasenor	1698 KIRKWOOD	643-3008		CFP
11	Jackie Sacks	2698 California Street #404	931-9731		CFP
12	Tony Vierferrin	1237 VAN NESS AVE SF	674-3208		
13	Mary Bulotin	SFHA, 1815 Egbert	715-3210		

2002 PHA PLAN ANNUAL SUBMITTAL
FIRST RAB MEETING - CFP SUBCOMMITTEE
DATE & TIME: Tuesday, APRIL 2, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
13	ALICIA SISCA	MOD & CONSTR.	715-3265	715-3243
14	Juan S. Monsanto	HOPE VI	715-3217	715-3201
15	Beverli A. Marshall	Customer Service	554-1257	554-1316
16	[illegible]	Resident	[illegible]	
17				
18				
19				
20				
21				
22				
23				
24				

2002 PHA PLAN ANNUAL SUBMITTAL
FIRST RESIDENT ADVISORY BOARD MEETING
DATE & TIME: Tuesday, APRIL 2, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

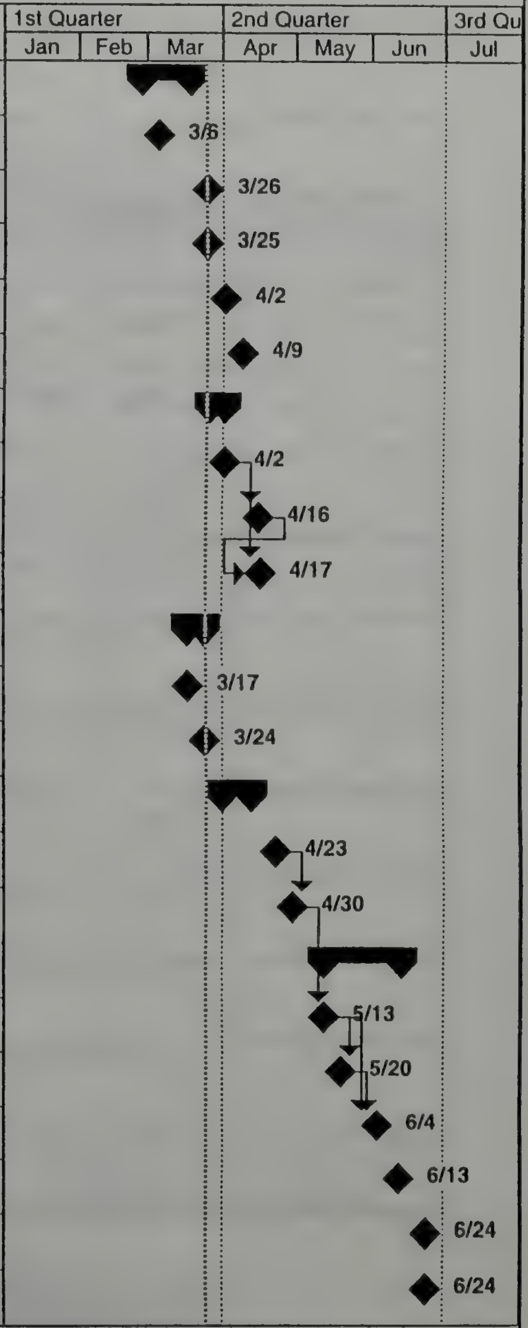
SIGN-IN SHEET

#	NAME	ADDRESS/ DEVELOPMENT	PHONE #	FAX #
1	Ana Luz Ruiz	286 Valencia St. apt-#34. S.Fco. 94103	863-2791	
2	Vicenta Villaseñor	1698 KIRKWOOD Ave.	643-3069	
3	Tereza Gifford	330 Clementina Apt 62	369-9157	
4	Aurora De Leon	430 Turk St #504	487-7968	
5	Dan Sandall	1815 EGBERT STREET.	657-0360	
6	JACKIE SACHS	2698 CALIFORNIA STREET #404 94115	931-9731	
7	William C. Vitalie	491 31st Ave #509 SF, CA 94121	2218369	
8	Mary Bulota	SFHA 1815 Egbert Ave	715-3210	
9	Lina [illegible]	SFHA 1815 Egbert MOD. HOPE VI	715-3210	
10	Juan Monsanto	SFHA 1815 Egbert Ave.	715-3217	
11	ALICIA SISCA	MOD 1815 EGBERT AVE.	715-3265	715-3243
12	Haydee De Jesus	1825 Broderick st #4.	885-2631	

SAN FRANCISCO HOUSING AUTHORITY

CFP 2002 ANNUAL SUBMITTAL

ID	ⓘ	Task Name	Duration	Start	Finish
1	✎	**First Mass Mailing**	**14 days**	**Wed 2/27/02**	**Mon 3/18/02**
11	▣	*First Managers Meeting*	1 day	Wed 3/6/02	Wed 3/6/02
12	▣	*1st City Wide Residents Meeting*	1 day	Tue 3/26/02	Tue 3/26/02
13	▣ ✎	***Community Partners 1st Meeting***	***2 hrs***	***Mon 3/25/02***	***Mon 3/25/02***
14	▣	***1st ADV. Comm. Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
15	▣	***2nd ADV. COMM. MEET.***	***1 day***	***Tue 4/9/02***	***Tue 4/9/02***
16		**Second meeting with In-house Managers Processing**	**4 days**	**Wed 3/27/02**	**Mon 4/1/02**
19	▣	***Second Managers Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
20	▣	***3rd Adv. Comm. Meet.***	***1 day***	***Tue 4/16/02***	***Tue 4/16/02***
21	▣	***Third Managers Meeting***	***1 day***	***Wed 4/17/02***	***Wed 4/17/02***
22		**Public Hearing Advertisement**	**5 days**	**Sun 3/17/02**	**Sun 3/24/02**
23	▣	First Add	0 days	Sun 3/17/02	Sun 3/17/02
24	▣	Second Add	0 days	Sun 3/24/02	Sun 3/24/02
25	✎	**Second mass mailing together with rent statement**	**10 days**	**Mon 4/1/02**	**Fri 4/12/02**
31	▣ ✎	***2nd City Wide Residents Meeting***	***1 day***	***Tue 4/23/02***	***Tue 4/23/02***
32	▣	***Public Hearing***	1 day	Tue 4/30/02	Tue 4/30/02
33		**Final Approvals**	**24 days**	**Mon 5/13/02**	**Thu 6/13/02**
34	▣	Submit CFP Application for Executive Director review and approval	5 days	Mon 5/13/02	Fri 5/17/02
35	▣	Submit CFP Application for Mayor review and approval	5 days	Mon 5/20/02	Fri 5/24/02
36	▣ ✎	Submit Resolution for Board approval	1 day	Tue 6/4/02	Tue 6/4/02
37	▣	Board approval	1 day	Thu 6/13/02	Thu 6/13/02
38	▣	**Submit Application to HUD**	1 day	Mon 6/24/02	Mon 6/24/02
39	▣	Send final Document for reproduction and distribution	5 days	Mon 6/24/02	Fri 6/28/02



All Resident 's Meetings will be held at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

SAN FRANCISCO HOUSING AUTHORITY
HOUSING DEVELOPMENT DEPARTMENT
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 4, 2002

SFHA
2002 PHA Plan Submittal
CFP and HOPE VI Resident Advisory Board Sub-Committee

Dear Advisory Board Member:

Thank you for attending the first, 2002 Capital Fund Program (CFP) and HOPE VI Advisory Sub-Committee Meeting, last Tuesday, April 2, 2002. Attached to this letter are the meeting minutes for your review.

The next Advisory Sub-Committee meeting will be held on **Tuesday, April 9 at 3:00 PM, at 440 Turk Street, Commission Room**, to start prioritizing work that might be included in the 2002 PHA Plan.

If you have any questions or concerns, please call Ms. Bulota at 415/715-3214 for CFP related matters or Juan Monsanto for HOPE VI related matters at 415/715-3217.

Sincerely,

by

Mary Bulota-Kane	Juan Monsanto
Planning and Program	Planning and Program
Development Manager	Development Manager
Modernization and Construction Department	Housing Development Department

Attachment

RD/BS/MBK/JM/AS

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

2002 CAPITAL FUND PROGRAM (CFP) AND HOPE VI PROGRAM

1ST ADVISORY COMMITTEE MEETING

DATE & TIME: **Tuesday, April 3, 2002 @ 3:00 P.M.**

LOCATION: **SFHA's Executive Conference, 440 Turk Street, San Francisco, CA.**

MINUTES

OPENING REMARKS AND INTRODUCTIONS:

Residents and resident leaders were present from various developments and in-house staff members that signed up to be part of the Advisory Committee. Also, two members of the DLR Group were present to be part of the committee. Ms. Beverli Marshall, Director of Housing Management welcomed everyone and introduced staff members, residents and consultant members. Ms. Marshall gave a brief presentation explaining the purpose and the importance of being a member of the Advisory Committee

HANDED OUT MATERIALS:

1) Agenda ~ Resident Advisory Board Meeting #1
2) Minutes ~ 1st City Wide Meeting
3) PHA Plans ~ Five Year Plan for FY 2001-2005/Annual Plan for FY 2001
4) Agenda ~ CFP and HOPE VI
5) CFP 2002 Annual Submittal Schedule
6) III Amended Five Year Action Plan 2001

SUB-COMMITTEE GROUPS:

The Advisory Committees were divided into a sub-committee of three components and given a choice to identify which group would be of their interest. Staff members were given the opportunity to present the purpose of their programs; Juan Monsanto, HOPE VI; Mary Bulota, MOD; and Beverli Marshall, ACOP. Groups are as follows:

1) ACOP
2) CAPITAL FUND PROGRAM (CFP)
3) HOPE VI and other related new programs

INTRODUCTION OF THE DLR GROUP ~ PHYSICAL ASSESSMENT IMPROVEMENTS

Dan Sandall, Principal in the Firm, DLR Group and Julie Stalzer, Associate in the Firm, DLR Group; briefly introduced their purpose with the agency as a team that will be conducting on site physical needs assessments and inventory inspections. A targeted date was given when the programs will begin orientations along with a completed date and a final report to HUD on July 15, 2002. Resident hiring was also acknowledged.

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CFP AND HOPE VI BOARD OF ADVISORY SUB-COMMITTEE ~ MINUTES

The CFP and HOPE VI committee has been acknowledged as one sub-committee due to lack of member participation.

Translation in bilingual (Spanish) was provided by Juan Monsanto and Alicia Sisca.

Mary Bulota, briefly explained the schedule and pointed out the important dates of the Advisory meetings and public hearings. Mary introduced the DLR Group team and a brief presentation.

DLR GROUP (Dan Sandall) ~ Physical Needs Assessment

There are currently 44 properties thatare focus of the physical need assessment. We need to start off by gathering all the floor plans and understanding what condition the floor plans are in, then deciding on what we are going to look at, then build a schedule when and how many people will need to work towards this project.- This project will need to be completed by the 15th of May. There are three phases to the assessments (Phase 1); Meeting with the agency key staff; (Phase 2) Data collection for both physical and Management needs (Phase 3) Implementation from both physical and management. We will also be looking into the 1991 Physical Needs Assessments on what was proposed then, what did happen? What is left? Then looking into what our priorities.

Ms. Bulota acknowledged that we will be working together with the DLR Group to prioritize work.

FIVE YEAR ACTION PLAN

Alicia Sisca, Senior Project Manager, thoroughly went over the 2001-2005 CFP Amended Five Year Plan that was approved last year and that the first year of this plan will be the starting point for our new annual statement. In addition, the survey forms that we receive back from residents along with the DLR Group findings will be incorporated into this year's annual statement. Mary Bulota explained that there were jobs that did not get done from the previous and that those are the work items we need to keep track and be able to identify for HUD funds. Ms. Sisca informed the committee that the realistic of the total funds needed to complete all of the work items is $44,140,791.00 versus the 16 million that had been approved. It is an important task that we prioritize the most severe work items and that work items that are not going to be part of the 2002 statement will be rolled over to the year 2003.

Mary Bulota thoroughly went through 2002 CFP recognizing the urgency of each work item by developments. Signage for emergency exiting signage will be in bilingual and three backup generators will be funded this year. The Mayor's Office of Housing (MOH) has given the agency 1.6 million dollars for waterproofing at Clementina and three emergency generators.

RESIDENT QUESTION:

Asbestos and Abatement Testing *is one of the most serious and the most dangerous installation. Is there a proven example that the association will make it to where this does not become old and fly in bits like what it has been in ships?*

Staff ~ YES, the agency has on staff an Industrial Hygienist, who has several reports and at any time we do any type of work we make sure that it is tested for any kind of hazardous materials. Also, mold and mildew they send out professional crews to test the materials. The Asbestos and Abatement funds are never taken away. It is a safety issue and these funds are standard.

RESIDENT ISSUES:

1-Elevator Problems *~ In the 22 buildings for senior and disabled residents. The elevator maintenance is terrible. Residents in huge wheelchairs cannot get to their units in hours because the large elevator breaks down. Maintenance keeps saying they are working on the problem but it never gets fixed. Elevator needs to be refurbished.*

2-Weather Strip *~ Requesting weather stripping at 491 31st Avenue fire exit door or whether new boiler is needed there. Heat is inadequate. Why can't boilers be turned up?*

3- Insufficient Heat/Hot Water

4- A trained multi-bilingual maintenance staff

5- Intercom (out dated)- *the first contemporary intercoms will be installed @ Clementina and Mission Dolores*

6-Sidewalk Repair

7-Security~ *Where are we going to get funding for better security? Requesting to bring back special security force with the SFPD.*

HOPE VI PROGRAM

Juan Monsanto, Planning and Program Development Manager spoke about the purpose of the HOPE VI program. It was established in 1993 and since then SFHA has received a total of four (4) grants. The HOPE VI sites are currently the Hayes Valley North and South; Bernal Dwellings; Plaza East, North Beach and Valencia Gardens.

At North Beach, SFHA is rebuilding 229 units of public housing and adding 112 affordable housing units, which will add to affordable housing portfolio in the city and also the housing authority. Rebuilding the sites has involved the creation of buildings where you enter from the street right of way. There will also be 18 fully accessible apartments, 59 adaptable apartments, 7 apartments for residents with hearing or visual impairments and 44 fully accessible apartments for seniors on own separate buildings. The North Beach new site will have about 34,000 square feet of net rentable commercial business and smaller vendors around the cable car that will serve the community. There will also be a senior building, business incubator space and a childcare facility. The North Beach site should be completed in 2004. The site will be transferred under a long term lease to North Beach Development Associates, a tax credit partnership, for the development of the total 341 units of revitalized apartments for public housing and working families.

The Valencia Gardens site is also being vacated and about half of the families have been relocated. Demolition should take place in April 2003 and should be completed in 2005. The new development will replace 246 blighted and dilapidated units with 247 new units on site and 60 units off-site. Like North Beach, Valencia Gardens will be a mixed income community with public housing and affordable housing units. The new site, built with a private street that allows for easier circulation down to street parking, will include many features of defensible housing design, including: private entrances facing the sidewalks, private backyards and controlled entryways into community areas. Once the site is demolished, the site will be transferred to a long term ground lease to a tax credit partnership that includes the developer partner Mission Housing Development Corporation and will be managed by a SFHA non-profit affiliate. The 60 senior units will be at an ancillary site at the Rosa Parks Annex and will include a new senior recreation center.

The Clementina Towers, the largest of the senior and disabled building containing 276 units was given to the SFHA in 1971. Since then, surplus land off the parking lot adjacent to Howard Street was identified. This parking lot was underutilized but with the consultation with residents, redevelopment agency and HUD, we were able to get the opportunity to find a developer to build 202 senior housing. We are now looking at building up to 85 new units at no cost to the housing authority. The TODCO developers, a non-profit housing development corporation will provide us with all the finance and, in addition, they will be providing 1.2 million of improvements to rebuild the common grounds and the open spaces will be made more useable. All parking spaces will be replaced and outdoor space will be made wheelchair accessible, and extensively improved through this effort.

RESIDENT CONCERNS:

Clementina ~ ***Lights inside the building?***
How are we going to get out on Howard Street side?

A card access parking will be underneath.

In closing Mary Bulota announced the next Advisory Board meeting with be next week Tuesday, April 9th @ 3:00 p.m. in the Commission room. Meeting adjourned @ 5:00 p.m.

LI/li

SAN FRANCISCO HOUSING AUTHORITY
1938

III. AMENDED FIVE-YEAR ACTION PLAN

Five-Year Action
Part: 1 Summary

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

2001 - 2005

Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 07/31/98).

HA Name:	SAN FRANCISCO HOUSING AUTHORITY	Locality (City/County & State) SAN FRANCISCO CITY AND COUNTY, CALIFORNIA		☒ Original		☐ Revision No.
A.	Development Number/Name	Work Statement for Year 1 FFY 2001	Work Statement for Year 2 FFY 2002	Work Statement for Year 3 FFY 2003	Work Statement for Year 4 FFY 2004	Work Statement for Year 5 FFY 2005
1-1	HOLLY COURT	See Annual Statement	$2,121,000	$2,211,000	$2,121,000	$1,621,000
1-2	POTRERO TERRACE		$1,470,515	$1,937,389	$1,039,432	$1,165,990
1-3	SUNNYDALE		$1,409,881	$2,830,387	$2,664,823	$819,348
1-4	VALENCIA GARDENS					
1-8	WESTSIDE COURTS		$1,760,000	$1,360,000	$1,360,000	$1,360,000
1-9	WESTBROOK APTS		$3,039,363	$4,467,112	$2,315,000	$2,315,000
1-10	POTRERO ANNEX		$189,600	$1,567,895	$1,567,895	$1,567,895
1-11	NORTH BEACH					
1-15	PING YUEN		$1,341,500			
1-16	ALEMANY			$250,000		
1-17	HUNTER'S POINT		$100,000	$2,110,507	$65,000	$65,000
1-18 (1)	JFK TOWERS		$1,530,526			
1-18 (3)	HUNTER'S VIEW		$8,750,000	$8,874,000	$10,372,701	$8,750,000
1-18 (4)	ALICE GRIFFITH		$10,320,000	$10,420,000	$7,874,000	$11,476,018
1-18 (5)	ROSA PARKS		$20,000			
1-18 (6)	PING YUEN NORTH		$666,375	$700,000	$500,000	$1,421,239
1-35	2006-68 GREAT HIGHWAY				$800,000	$800,000
1-18 (7)	HAYES VALLEY A (VELASCO)					
1-18 (10)	WOODSIDE GARDENS		$2,125,000	$2,264,880		
1-18 (13)	MISSION DOLORES			$490,500		
1-19 (1)	990 PACIFIC		$125,000			
1-19 (2)	1750 McALLISTER		$0			
1-20	3850 18th STREET		$945,180			
Signature of Executive Director Gregg Fortner, Acting Executive Director X 5/25			Date: 5/25/01	Signature of Public Housing Director/Office of Native Americans Program Administrator X		Date

Five-Year Action
Part: 1 Summary

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

2001 - 2005

Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 07/31/98).

HA Name:	SAN FRANCISCO HOUSING AUTHORITY	Locality (City/County & State) SAN FRANCISCO CITY AND COUNTY, CALIFORNIA	☒ Original ☐ Revision No.

A.	Development Number/Name	Work Statement for Year 1 FFY 2001	Work Statement for Year 2 FFY 2002	Work Statement for Year 3 FFY 2003	Work Statement for Year 4 FFY 2004	Work Statement for Year 5 FFY 2005
1-21	320/330 CLEMENTINA	See Annual Statement		$500,000		
1-23	1880 PINE		$145,000			
1-27	350 ELLIS		$806,303			
1-28	666 ELLIS		$422,427			
1-29	345 ARGUELLO		$0			
1-30A	452 DUBOCE		$0			
1-30B	75-77 COLERIDGE					
1-30C	101-103 LUNDY'S LN					
1-31	25 SANCHEZ		$0			
1-32	1760 BUSH		$125,000			
1-33	275 THRIFT		$0			
1-34	4101 NORIEGA					
1-34	200 RANDOLPH					
1-34	363 NOE		$0			
1-35	2606-68 GREAT HWY					
1-35	2698 CALIFORNIA					
1-36	227 BAY					
1-37	491 31st AVE		$0			
1-39A	939 EDDY STREET					
1-39B	951 EDDY STREET					
1-41	430 TURK STREET		$0			
1-42	SAN JULE APTS		$0			
1-43	ROBERT PITTS APTS			$750,000	$220,000	$500,000

Signature of Executive Director Gregg Fortner, Acting Executive Director x	Date: 5/25/01	Signature of Public Housing Director/Office of Native Americans Program Administrator x	Date

Five-Year Action
Part: 1 Summary

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

2001 - 2005

Capital Fund Program (CFP)

OMB Approval No. 2577-0157 (Exp. 07/31/98).

HA Name: SAN FRANCISCO HOUSING AUTHORITY

Locality (City/County & State) SAN FRANCISCO CITY AND COUNTY, CALIFORNIA

☒ Original ☐ Revision No.

A.	Development Number/Name	Work Statement for Year 1 FFY 2001	Work Statement for Year 2 FFY 2002	Work Statement for Year 3 FFY 2003	Work Statement for Year 4 FFY 2004	Work Statement for Year 5 FFY 2005
A.	HA-Wide HQS	See Annual Statement	$2,310,000	$2,260,000	$2,310,000	$2,310,000
B.	Physical Improvements Subtotal		$39,722,670	$42,993,670	$33,209,851	$34,171,490
C.	Management Improvement		$2,980,980	$2,980,980	$2,980,980	$2,980,980
D.	HA-Wide Nondwelling Structures and Equipment		$100,000	$100,000	$100,000	$100,000
E.	Administration		$1,726,089	$1,726,089	$1,726,089	$1,726,089
F.	Other		$1,721,652	$1,721,652	$1,721,650	$1,721,650
G.	Operations					
H.	Mod Used for Development					
I.	Replacement Reserve					
	Total CGP Funds		$46,251,391	$49,522,391	$39,738,570	$40,700,209
	Total Non-CGP Funds					
	Grand Total		$46,251,391	$49,522,391	$39,738,570	$40,700,209

Signature of Executive Director Gregg Fortner, Acting Executive Director X	Date: 5/25/01	Signature of Public Housing Director/Office of Native Americans Program Administrator X	Date

facsimile of form HUD-52834 (01/05/95)
ref Handbook 7485.3

Five-Year Action Plan
Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement	Work Statement for Year 2 2002			Work Statement for Year 3 2003		
for Year 1 FFY 2001	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs
See Annual Statement	CAL 1-1, Holly Courts			CAL 1-1, Holly Courts		
	Comprehensive Modernization	25%	$1,621,000	Comprehensive Modernization	25%	$1,621,000
	Boilers, water lines and valves replacement (Phase 3 (	50%	$500,000	Exterior Painting	100%	$590,000
	CAL 1-2 Potrero Terrace			CAL 1-2 Potrero Terrace		
	Interior unit upgrade	26%	$1,470,515	Interior unit upgrade	35%	$1,937,389
	CAL 1-3, Sunnydale			CAL 1-3, Sunnydale		
	Unit Interior Rehabilitation and LBP stabilization	35 units	$1,409,881	Unit Interior Rehabilitation and LBP stabilization	72 units	$2,830,387
	CAL 1-8, Westside Courts			CAL 1-8, Westside Courts		
	Bathrooms and kitchens upgrades	34 units	$1,360,000	Bathrooms and kitchens upgrades	34 units	$1,360,000
	Security fencing	100%	$400,000			
	Water main line & sewer improv.	100%	$370,000			
	CAL 1-9, Westbrook			CAL 1-9, Westbrook		
	Emergency Decks repair/ replacement	100%	$348,516	Bathrooms and kitchens upgrade (total 225 units)	64 units	$2,250,000
	Bathrooms/kitchens upgrade (total 225 units)	64 units	$2,250,000	Waterproofing	75%	$2,152,112
	Waterproofing	25%	$440,847	Emergency Sidewalk, Stair and Handrail Repair	1300 linear ft.	$65,000
	CAL 1-10, Potrero Annex			CAL 1-10, Potrero Annex		
	504/Ada Compliance. Units, ramps	100%	$71,460	Interior units upgrade	36%	$1,507,895
	504/ADA Compliance. Common spaces	100%	$118,140	Emergency Sidewalk, Stair and Handrail Repair	1200 linear ft.	$60,000
	CAL 1-15, Ping Yuen			CAL 1-16, Alemany		
	504/ADA Compliance. Common spaces	100%	$936,500	Perimeter retaining wall	100%	$250,000
	Upgrade ventilation system	100%	$405,000			
	CAL 1-17A, Hunters' Point			CAL 1-17A, Hunters' Point		
	504/ADA Compliance. Common spaces	100%	$100,000	Interior units upgrade	As req.	$1,558,837
				Waterproofing	100%	$486,670
				Emergency Sidewalk, Stair and Handrail Repair	1300 linear ft.	$65,000

Five-Year Action Plan
Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

See Annual Statement	CAL 1-18(1), JFK Towers					
	Waterproofing	100%	$1,530,526			
	CAL 1-18(3) Hunters' View			CAL 1-18(3) Hunters' View		
	Interior units upgrade	67 units	$8,750,000	Interior units upgrade	67 units	$8,750,000
				504/ADA Compliance. Units	100%	$124,000
	CAL 1-18(4) Alice Griffith			CAL 1-18(4) Alice Griffith		
	Interior units upgrade	64 units	$7,620,000	Interior units upgrade	64 units	$7,620,000
	Waterproofing and rot repair	40%	$2,000,000	Waterproofing and rot repair	60%	$2,800,000
	Hot water and heating lines replacement at 4 locations	100%	$700,000			
	CAL 1-18(5) Rosa Parks					
	Waterproofing	100%	$370,380			
	CAL 1-18 (6), Ping Yuen North			CAL 1-18 (6), Ping Yuen North		
	504/ADA compliance. Units	100%	$666,375	Waterproofing	30%	$700,000
	CAL 1-18 (10), Woodside Gardens			CAL 1-18 (10), Woodside Gardens		
	Waterproofing	47%	$2,000,000	Waterproofing	53%	$2,264,880
	Range replacement	100%	$125,000			
	CAL 1-18 (13), Mission Dolores			CAL 1-18 (13), Mission Dolores		
				Roofing and Waterproofing	100%	$490,500
	CAL 1-19 (1), 990 Pacific Ave.					
	Replace fire alarm	100%	$125,000			
	Range replacement	100%	$100,000			
	Boilers replacement	100%	$50,000			
	CAL 1-19 (2), 1750 McAllister St.					
	CAL 1-20, 3850 18th St.					
	Waterproofing	100%	$820,180			
	Replace fire alarm	100%	$125,000			
	CAL 1-21, 320/330 Clementina St.			CAL 1-21, 320/330 Clementina		
				Breeze way	100%	$500,000
	CAL 1-23, 1880 Pine St.					
	New intercom system	100%	$20,000			
	Replace fire alarm	100%	$125,000			

Part II: Supporting Pages
Physical Needs Work Statement(s)
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See Annual Statement	CAL 1-27, 350 Ellis St					
	Waterproofing	100%	$681,303			
	Replace fire alarm	100%	$125,000			
	CAL 1-28, 666 Ellis St					
	Replace fire alarm	100%	$125,000			
	Waterproofing	100%	$297,427			
	CAL 1-29, 345 Arguello St.					
	CAL 1-30A, 462 Duboce St.					
	CAL 1-31, 25 Sanchez St.					
	CAL 1-32, 1760 Bush St.					
	Replace fire alarm	100%	$125,000			
	CAL 1-33, 275 Thrift					
	CAL 1-34, 363 Noe St.					
	CAL 1-39A, 939 Eddy St.					
	CAL 1-41, 430 Turk St.					
	CAL 1-42, San Jule Apts.					
	CAL 1-43, Robert B. Pitts			CAL 1-43, Robert B. Pitts		
				Exterior painting	100%	$750,000
	Construction Contingency (@3% 0f total Grant)	100%	$501,372	Construction Contingency		$501,372
	Construction Design (7%)	100%	$1,220,280	Construction Design (7%)	100%	$1,220,280

Facsimile of form HUD-52834
(01/05/95)

Five-Year Action Plan
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See Annual Statement	HA-Wide HQS (Housing Quality Standards Compliance) Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items			HA-Wide HQS (Housing Quality Standards Compliance Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items		
	HA-Wide Priority Replacement Housing		$0	HA-Wide Priority Replacement Housing		$0
	HA-Wide Lead Testing	As Req.	$50,000	HA-Wide Lead Testing		$50,000
	HA-Wide Lead Abatement	As Req.	$375,000	HA-Wide Lead Abatement	As Req.	$375,000
	HA-Wide Asbestos Testing	As Req.	$50,000	HA-Wide Asbestos Testing		$50,000
	HA-Wide Asbestos Abatement	As Req.	$350,000	HA-Wide Asbestos Abatement	As Req.	$350,000
	Mold and Mildew Remediation	As Req.	$75,000	Mold and Mildew Remediation	As Req.	$75,000
	Blood-born pathogens decontamination	As Req.	$50,000	Blood-born pathogens decontamination	As Req.	$50,000
	HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000	HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000
	HA-Wide Fire unit repair	As Req.	$200,000	HA-Wide Fire unit repair	As Req.	$200,000
	HA-Wide New appliances	As Req.	$150,000	HA-Wide New appliances	As Req.	$150,000
	HA-Wide Hazard testing	As Req.	$10,000	HA-Wide Hazard testing	As Req.	$10,000
	HA-Wide Sidewalk repair/replacement	As Req.	$100,000	HA-Wide Sidewalk repair/replacement	As Req.	$100,000
	HA-Wide Playground repairs/replacement/removal	As Req.	$100,000	HA-Wide Playground repairs/replacement/removal	As Req.	$100,000
	ADA Emergency Exit Signage	Phases 1 0f 3	$100,000	ADA Emergency Exit Signage	Phases 1 0f 3	$100,000
	Hardwire smoke detectors	As Req.	$500,000	Hardwire smoke detectors	As Req.	$500,000
	Nondwelling Equipment/Structure	100%	$100,000	Nondwelling Equipment/Structure	100%	$100,000
	Administration of CGP (10%)	100%	$1,726,089	Administration of CGP (10%)	100%	$1,726,089
		Subtotal of Estimated Cost:	$44,140,791		Subtotal of Estimated Cost:	$46,591,411

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and Urban Development
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	Work Statement for Year 4 2004			Work Statement for Year 5 2005		
See Annual Statement	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs
	CAL 1-1, Holly Courts Comprehensive Modernization Retaining wall and fencing	25% 100%	$1,621,000 $500,000	CAL 1-1, Holly Courts Comprehensive Modernization	25%	$1,621,000
	CAL 1-2 Potrero Terrace Interior unit upgrade Emergency sidewalk, stair and handrail repair.	17% 1600 linear ft.	$959,432 $80,000	CAL 1-2 Potrero Terrace Interior unit upgrade Emergency sidewalk, stair and handrail repair.	22% 1600 linear ft.	$1,085,990 $80,000
	CAL 1-3, Sunnydale Unit Interior Rehabilitation and LBP stabilization	66 units	$2,664,823	CAL 1-3, Sunnydale Interio Unit Rehabilitation and LBP satbilization	21 units	$819,348
	CAL 1-8, Westside Courts Bathrooms and kitchens improvements	34 units	$1,360,000	CAL 1-8, Westside Courts Bathrooms and kitchens improvements	34 units	$1,360,000
	CAL 1-9, Westbrook Bathrooms and kitchens upgrade (total 225 units) Emergency Sidewalk, Stair and Handrail Repair	64 units 1300 linear ft.	$2,250,000 $65,000	CAL 1-9, Westbrook Bathrooms and kitchens upgrade (total 225 units) Emergency Sidewalk, Stair and Handrail Repair	64 units 1300 linear ft.	$2,250,000 $65,000
	CAL 1-10, Potrero Annex Interior units upgrade Emergency Sidewalk, Stair and Handrail Repair	32% 1200 linear ft.	$1,507,895 $60,000	CAL 1-10, Potrero Annex Interior units upgrade Emergency Sidewalk, Stair and Handrail Repair	32% 1200 linear ft.	$1,507,895 $60,000
	CAL 1-17A Hunter's Point Emergency Sidewalk, Stair and Handrail Repair	1300 linear ft.	$65,000	CAL 1-17A Hunter's Point Emergency Sidewalk, Stair and Handrail Repair	1300 linear ft.	$65,000
See Annual Statement	CAL 1-18(3) Hunters View Sewer replacement Interior units upgrade	100% 67 units	$1,622,701 $8,750,000	CAL 1-18(3) Hunters View Interior units upgrade	67 units	$8,750,000
	CAL 1-18, Alice Griffith Asbestos abatement Interior units upgrade	100% 64 units	$254,000 $7,620,000	CAL 1-18(4), Alice Griffith Interior unit upgrade Interior units upgrade Security perimeter fence and gate	254 units 64 units 100%	$2,930,404 $7,620,000 $925,614
	CAL 1-18(6), Ping Yuen North Windows replacement	50%	$500,000	CAL 1-18(6), Ping Yuen North Waterproofing Windows replacement	100% 50%	$921,239 $500,000
	CAL 1-35, 2606-68 Great Highway Interior and public HQS compliance	50%	$800,000	CAL 1-35, 2606-68 Great Highway Interior and public HQS compliance	50%	$800,000

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

See Annual Statement	CALK 1-43, Robert B. Pitts Windows security screen	100%	$220,000	CALK 1-43, Robert B. Pitts Security parking lot gates	100%	$500,000
	Construction Contingency (@3% Of total Grant)	100%	$501,370	Construction Contingency (@3% Of total Grant)	100%	$501,370
	Construction Design (7%)	100%	$1,220,280	Construction Design (7%)	100%	$1,220,280
	HA-Wide HQS (Housing Quality Standards Compliance) Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items			HA-Wide HQS (Housing Quality Standards Compliance Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items		
	HA-Wide Priority Replacement Housing		$0	HA-Wide Priority Replacement Housing		$0
	HA-Wide Lead Testing	As Req.	$50,000	HA-Wide Lead Testing		$50,000
	HA-Wide Lead Abatement	As Req.	$375,000	HA-Wide Lead Abatement	As Req.	$375,000
	HA-Wide Asbestos Testing	As Req.	$50,000	HA-Wide Asbestos Testing		$50,000
	HA-Wide Asbestos Abatement	As Req.	$350,000	HA-Wide Asbestos Abatement	As Req.	$350,000
	Mold and Mildew Remediation	As Req.	$75,000	Mold and Mildew Remediation	As Req.	$75,000
	Blood-born pathogens decontamination	As Req.	$50,000	Blood-born pathogens decontamination	As Req.	$50,000
	HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000	HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000
	HA-Wide Fire unit repair	As Req.	$200,000	HA-Wide Fire unit repair	As Req.	$200,000
	HA-Wide New appliances	As Req.	$150,000	HA-Wide New appliances	As Req.	$150,000
	HA-Wide Hazard testing	As Req.	$10,000	HA-Wide Hazard testing	As Req.	$10,000
	HA-Wide Sidewalk repair/replacement	As Req.	$100,000	HA-Wide Sidewalk repair/replacement	As Req.	$100,000
	HA-Wide Playground repairs/replacement/removal	As Req.	$100,000	HA-Wide Playground repairs/replacement/removal	As Req.	$100,000
	ADA Emergency Exit Signage	Phases 1 Of 3	$100,000	ADA Emergency Exit Signage	Phases 1 Of 3	$100,000
	Hardwire smoke detectors	As Req.	$500,000	Hardwire smoke detectors	As Req.	$500,000
	Nondwelling Equipment/Structure	100%	$100,000	Nondwelling Equipment/Structure	100%	$100,000
	Administration of CGP (10%)	100%	$1,726,089	Administration of CGP (10%)	100%	$1,726,089
		Subtotal of Estimated Cost:	$36,757,590		Subtotal of Estimated Cost:	$37,719,229

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement	Work Statement for Year 2 2002	Activities		Work Statement for Year 3 2003		
for Year 1 FFY 2001	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs
See Annual Statement	1. Computer Software and equipment upgrade	100%	$50,000	1. Computer Software and equipment upgrade	100%	$50,000
	2. Improve Preventive Maintenance System	100%	$100,000	2. Improve Preventive Maintenance System	100%	$100,000
	3. Improve security	100%	$2,342,480	3. Improve security	100%	$2,342,480
	4. Translation & Interpretation Services	100%	$9,500	4. Translation & Interpretation Services	100%	$9,500
	5. HOPE VI application	100%	$100,000	5. HOPE VI application	100%	$100,000
	6. Legal Costs	100%	$379,000	6. Legal Costs	100%	$379,000
	Subtotal of Estimated Cost:		$2,980,980	Subtotal of Estimated Cost:		$2,980,980

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U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Work Statement for Year 1 FFY 2001	Work Statement for Year 4 2004			Work Statement for Year 5 2005		
	Development Number/Name/General Description of	Quantity	Estimated Costs	Development Number/Name/General Description of Major Work Category	Quantity	Estimated Costs
See Annual Statement	1. Computer Software and equipment upgrade	100%	$50,000	1. Computer Software and equipment upgrade	100%	$50,000
	2. Improve Preventive Maintenance System	100%	$100,000	2. Improve Preventive Maintenance System	100%	$100,000
	3. Improve security	100%	$2,342,480	3. Improve security	100%	$2,342,480
	4. Translation & Interpretation Services	100%	$9,500	4. Translation & Interpretation Services	100%	$9,500
	5. HOPE VI application	100%	$100,000	5. HOPE VI application	100%	$100,000
	6. Legal Costs	100%	$379,000	6. Legal Costs	100%	$379,000
	Subtotal of Estimated Cost:		$2,980,980	Subtotal of Estimated Cost:		$2,980,980

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

Agenda

PHA PLAN – CFP/HOPE VI SUBCOMMITTEE
2002 ANNUAL SUBMITTAL

Meeting Objective: RAB Meeting #2 – CFP/HOPE VI SUBCOMMITTEE

Date and Time: Tuesday, April 9, 2002. From 3:00 P. M. to 4:30 P.M.

Location: 440 Turk Street, Commission Room

1. APPROVAL OF 4/2/02 MEETING MINUTES
2. DISTRIBUTION OF FUNDS FOR 2002 CFP APPLICATION
3. REVIEW OF PHYSICAL AND MANAGEMENT NEEDS
4. SETTING CRITERIA TO PRIORITIZE
5. 2002 CFP ANNUAL STATEMENT PRIORITIES
6. E. QUESTION & COMMENTS

2002 PHA PLAN ANNUAL SUBMITTAL
FIRST RAB MEETING - CFP SUBCOMMITTEE
DATE & TIME: Tuesday, APRIL 9, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS/ DEVELOPMENT	PHONE #	FAX #
1	Neola Grans	544 Alemany Blvd	648-9294 Cell 710-7674	648-9795
2	Ayana Cyburn	1818 26TH ST.	6410315	
3	Julie Stalzer	1815 Egbert	657-0360	
4	Lina Italio	1815 Egbert	715-3210	715-3201
5	ALICIA SISCA	1815 EGBERT	715 3265	715-3243
6	Ana L. Ruiz	286 Valencia ST. apt.#34. S.F.	863-2791	
7	Juan S. Monsanto	1815 Egbert	715 - 3217	715 -3201
8	Aurora De Leon	430 Turk St #504	487-7968	
9	William C. Vitalie	491 31st Ave #509 SF CA 94121	221 0369 ~~[illegible]~~	
10	RhodessA JoNes	741 ElizAbeth St. S.F. 94114	415-292-1850 821-3538	415-346 9163
11	Vicenta Villarino	1698 KiRKwood Ave	415) 643-3068	
12	Haydée De Jesús	1825 Broderick St. #4. SF Ca. 94117.	885-2631.	

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

2002 CAPITAL FUND PROGRAM (CFP) AND HOPE VI PROGRAM

2nd ADVISORY COMMITTEE MEETING

DATE & TIME: **Tuesday, April 09, 2002 @ 3:00 P.M.**

LOCATION: **SFHA's Executive Conference, 440 Turk Street, San Francisco, CA.**

MINUTES

INTRODUCTION:

The meeting was called to order by Alicia Sisca, Senior Project Manager, MOD, and Juan Monsanto, Program and Planning Manager, HOPE VI. Ms. Sisca welcomed the Advisory board members and called for all the members to briefly introduced themselves. Translation in Spanish was provided by Juan Monsanto.

HANDED OUT MATERIALS:

1) Agenda ~ Resident Advisory Board Meeting #2
2) Minutes ~ 1st CFP/HOPE VI Subcommittee (4/02/02)
3) Account Distribution for 2002 CFP Funding
4) Priorities Criteria for 2002 CFP Work items
5) 2002 Work Statement - ***1st DRAFT***

ITEMS 1 AND 2 MEETING MINUTES & DISTRIBUTION OF FUNDS

In opening, Minutes for the previous board meeting (4/02/02) were presented and approved. Alicia Sisca, then went over the account distribution for 2002 CFP funding explaining the breakdown percentage on each line item. Ms. Sisca explained that 10 % of the total grant is allocated for administration cost which pays for administrative salaries; office supplies such as telephones; fax machines; photocopy machines, etc. for daily usage. We need to allocate 20% of the total grant for operating subsidy of about 3.3 million to the agency Operating Budget. Part of this fund will be up to the Executive Director on how to allocate funding. Also, 20% is allocated for management improvements in usage for computer hardware, software; training for staff; resident training etc., We will also be including security funding in the management improvement funds. 8% of Fees and Costs of the total grant is allocated for Architects and Engineer Consultants which prepares, surveys, preliminary reports on existing conditions and construction documents; design, drawings, appraisals, etc. Distribution totals 58% for soft costs, (administrative items) and 42% for hard costs (construction items) with a total grant application of 100% (16,780.934.00).

ITEM 3 ~ REVIEW OF PHYSICAL AND MANAGEMENT NEEDS

Alicia Sisca, spoke about the physical management needs of the agency and that survey forms were mailed out and given to residents and management. It was previously discussed on the last meeting that the Five-Year plan work items listed a need of up to 47 million for construction costs but we only have 7 million for construction. From the survey's we will need to fill in the blank columns on the 2002 Work Statement after prioritizing the needs.

ITEM 4 ~ SETTING CRITERIA TO PRIORITIZE

Alicia Sisca, thoroughly explained the priorities criteria for 2002 CFP work items by Priority 1, 2 and 3 which are 1 mandatory physical and management improvements; 2 urgent physical and management improvements and 3 serious physical and management improvements.

ITEM 5~ 2002 CFP ANNUAL STATEMENT PRIORITIES

The committee thoroughly went over each development line item for the 2002 Work Statement 1st Draft and prioritized by criteria. We will need to decide which items will be allocated into the 2002 Annual Statement, and which work items will be forwarded to the next Five-Year Plan. Alicia Sisca explained that some survey and comments were received from resident and management and were included in the statements requesting upgrading on computer systems, legal costs, staff training, and tenants association training and will need to prioritize these items as needed.

Alicia Sisca also explained that some ongoing roofing job that currently are in process will need to be placed in the new plan to continue the work for completion. Also, mandated priorities such as Lead Based (LBP) abatement and Asbestos Containing material (ACM) and 504 accessibility are required by HUD regulations. These issues are health hazardous. Other issues such as leaking roofs that are damaging the buildings can be life threaten and a dangerous structural threat for the facilities. There are also legal issues where legal settlements need to be paid through the management improvement priority; we are obligated to pay for findings.

Hunters View ~ Juan Monsanto
Hunters View interior units upgraded should be forwarded to the Five Year Plan. This development is applying for HOPE VI funds again this year and if we are successful in receiving the grant and leverage the dollars we would tear down this site and within a five year period we would rebuild this development.

Clementina ~ Juan Monsanto
Clementina Towers work items were reduced by removing the repave concrete at the front entrance improving and security, due to the improvements created by the Clementina Commons site design sponsored by TODCO Development as part of the construction of the Howard Street 85 units of Section 202 senior housing. There will be one new security booth located in the breezeway between both lobby areas connecting the two towers. The improvements may also include changing the security card system.

RESIDENT QUESTION:

When are they going to build the Senior Center at Rosa Parks?
Juan Monsanto; this will be part of the ancillary development plan for HOPE VI Valencia Gardens, which will add 60 units of senior and disabled housing to be rebuilt in the area where the 1111 Buchanan senior center is located. The senior center will be replaced at the ground floor and the new units will be built above the senior center.

In closing, Alicia Sisca stressed the importance of the next Advisory meeting where we will prepare the final draft for the City Wide Resident meeting. The Annual Performance evaluation report will be available for our committee. We need to report on how we perform during this fiscal year on all the active grants. This year, active grants were the emergency funding, 2001 funding and the 2000 funding.

ACOP draft lease was passed out for review of approval and pending discussion at the City Wide Resident meeting

Meeting was adjourned @ 4:35 p.m.

MI/mi

SAN FRANCISCO HOUSING AUTHORITY
440 Turk Street · San Francisco, CA 94102 · Phone: (415) 554-1200

RESIDENT ADVISORY BOARD
CFP/HOPE VI SUB-COMMITTEE
TO DISCUSS THE FY2003 ANNUAL PLAN
TUESDAY, APRIL 9, 2002 AT 3:00 P.M.
AT 440 TURK STREET, SAN FRANCISCO, CALIFORNIA 94102

PRIORITIES CRITERIA FOR 2002 CFP WORK ITEMS

Based on Authority needs and federal regulations for the Capital Fund Program, program goals and objectives must be developed. They will serve as a guide in determining the specific work items and priorities that will be included in the Capital Fund Plan. This overall prioritization will be consistent with the needs of the SFHA and reflects the urgency of each work item. The priorities must also reflect those items that are mandated by law, local and federal regulations or previous commitments made by the SFHA:

PRIORITY ONE: MANDATORY PHYSICAL & MANAGEMENT IMPROVEMENTS

1a. Lead Based Paint (LBP) abatement or in-place management activities.

1b. Asbestos Containing Material (ACM) abatement activities.

1c. Modification of apartments and common areas for use by disabled to comply with ADA and/or 504 requirements.

1d. Emergency/extensive improvements for life threatening problems, leaking roofs and waterproofing buildings.

1f. Management improvement activities required by legal settlement, HUD audit finding, or identified by HUD's PHAS.

1e. Completion of Comprehensive modernization activities funded through CFP.

PRIORITY TWO: URGENT PHYSICAL & MANAGEMENT IMPROVEMENTS

2a. Emergency improvements such as chronic malfunctioning elevators, correction of hazardous conditions, etc.

2b. Identification and proper abatement of potentially toxic materials and unhealthy conditions. Specific activities would include testing and abatement of asbestos, lead, chronic mildew, etc. Repair/replacement/installation of ventilation systems.

2c. Improvements that will enhance the security of residents. Such activities would include installation of vandal resistant security lighting, security grills, gates, etc.

2d. Control of criminal activities. Such activities would include continuation of the successful public safety program of expanded patrols of San Francisco police officers at selective SFHA sites that have known criminal actives.

PRIORITY THREE: SERIOUS PHYSICAL & MANAGEMENT IMPROVEMENTS

3a. Major repairs to heating, plumbing, sewer, electrical systems, etc.

3b. Physical improvements to non-dwelling space for the expansion or improvement of resident activities and services and SFHA management operations.

3c. Improvements to SFHA management operations to improve efficiency and the delivery of services to residents.

REMAINING PHYSICAL, MANAGEMENT AND OTHER NEEDS

Remaining physical and management improvements are those that are addressed based on the severity of the problem, the efficiency of addressing the problem along with other more urgent items or on the cost savings that will result from completing the improvement.

- Management Issues - timely street cleaning, tree pruning, sidewalk repair, anti-vandalism strategies, appropriate trash collection system, proper cleaning of site, on-site security, site resident monitors, neighborhood programs to watch loitering, recycling programs for each site, TA office offices for the senior developments, and graffiti abatement, among others.

- Maintenance Issues- clean up of playground facilities, better maintenance programs for elevators and boilers, availability of maintenance workers who live in the city during emergency calls, intercom systems for all the senior developments, new furnishings for public areas when needed, well maintained doors and windows, proper graffiti abatement, addition of weather stripping on all doors, addition of handrails to dangerous areas/ areas with seniors, add landscape irrigation system, timely maintenance response, kitchen cabinet repair, wall heater replacement, general unit improvements and need for new appliances, among others.

- Self-Sufficiency Issues - family planning services, senior care services, age specific programs for children, summer programs, lunch programs, resident owned businesses, social service programs, computer resource centers at all family developments and some senior developments, on-site activities/ programs for the senior developments, TA/ RMC monitoring and coordination, monitoring of TA/ RMC elections process, resident involvement in the expenditure of programs such as DEP, etc., and transportation arrangements for seniors, among others.

SAN FRANCISCO HOUSING AUTHORITY
440 Turk Street · San Francisco, CA 94102 · Phone: (415) 554-1200

RESIDENT ADVISORY BOARD
CFP/HOPE VI SUB-COMMITTEE
TO DISCUSS THE FY2003 ANNUAL PLAN

TUESDAY, APRIL 9, 2002 AT 3:00 P.M.
AT 440 TURK STREET, SAN FRANCISCO,
CALIFORNIA 94102

ACCOUNT DISTRIBUTION FOR 2002 CFP FUNDING

ADMINISTRATION, 10% OF TOTAL GRANT	$ 1,678,093
OPERATING SUBSIDY, 20% OF TOTAL GRANT	$ 3,356,187
MANAGEMENT IMPROVEMENT, 20% OF TOTAL GRANT	$ 3,356,187
FEES AND COSTS, 8% OF TOTAL GRANT	$ 1,342,475
TOTAL SOFT COSTS (58%)	$ 9,732,941
TOTAL HARD COSTS (42% CONSTRUCTION ITEMS)	$ 7,047,993
TOTAL GRANT APPLICATION (100%)	$16,780,934

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
CAL 1-1, Holly Courts							
Comprehensive Modernization	25%	$1,621,000					
Boilers, water lines and valves replacement (Phase	50%	$500,000					
CAL 1-2 Potrero Terrace							
Interior unit upgrade	26%	$1,470,515					
CAL 1-3, Sunnydale							
Unit Interior Rehabilitation and LBP stabilization	35 units	$1,409,881					
CAL 1-8, Westside Courts							
Bathrooms and kitchens upgrades	34 units	$1,360,000					
Security fencing	100%	$400,000					
Water main line & sewer improv.	100%	$370,000					
CAL 1-9, Westbrook							
Emergency Decks repair/ replacement	100%	$348,516					
Bathrooms and kitchens upgrade (total 225 units)	64 units	$2,250,000					
Waterproofing	25%	$440,847					
CAL 1-10, Potrero Annex							
504/Ada Compliance. Units, ramps	100%	$71,460					
504/ADA Compliance. Common spaces	100%	$118,140					
CAL 1-15, Ping Yuen							
504/ADA Compliance. Common spaces	100%	$936,500					
Upgrade ventilation system	100%	$405,000					
CAL 1-17A, Hunters' Point							
504/ADA Compliance. Common spaces	100%	$100,000					
CAL 1-18(1), JFK Towers							
Waterproofing	100%	$1,530,526					
CAL 1-18(3) Hunters' View							
Interior units upgrade	67 units	$8,750,000					
CAL 1-18(4) Alice Griffith							
Interior units upgrade	64 units	$7,620,000					
Waterproofing and rot repair	40%	$2,000,000					
Hot water and heating lines replacement at 4 locations	100%	$700,000					
Security booth upgrade	100%			Cost to be determined			Submitted by BASS Administrator and Security Director
CAL 1-18(5) Rosa Parks							
Waterproofing	100%	$370,380					

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
CAL 1-18 (6), Ping Yuen North							
504/ADA compliance. Units	100%	$666,375					
CAL 1-18 (10), Woodside Gardens							
Waterproofing	47%	$2,000,000					
Range replacement	100%	$125,000					
CAL 1-18 (13), Mission Dolores							
CAL 1-19 (1), 990 Pacific Ave.							
Replace fire alarm	100%	$125,000					
Range replacement	100%	$100,000					
Boilers replacement	100%	$50,000					
CAL 1-19 (2), 1750 McAllister St.							
CAL 1-20, 3850 18th St.							
Waterproofing	100%	$820,180					
Replace fire alarm	100%	$125,000					
CAL 1-21, 320/330 Clementina St.							
Repave concrete at front entrance			Cost to be determined				Submitted by Property Manager, President of Tenant's Association and President of the Citywide Council - Senior /Disable
Install security camera			Cost to be determined				
Upgrades elevator			Cost to be determined				
Install new intercom system			Cost to be determined				
Install benches and tables at back yard			Cost to be determined				
Replacement at front entrance door			Cost to be determined				
Computer training equipment			Cost to be determined				
Improve security			Cost to be determined				Submitted by Vice-President Tenant's Assoc., President of the Citywide Council - Senior /Disable and other members of the Tenant's
Improve ventilation system			Cost to be determined				
Improve heating system			Cost to be determined				
On site full time Property Manager			Cost to be determined				
CAL 1-23, 1880 Pine St.							
New intercom system	100%	$20,000					
Replace fire alarm	100%	$125,000					
CAL 1-27, 350 Ellis St							
Waterproofing	100%	$681,303					
Replace fire alarm	100%	$125,000					
CAL 1-28, 666 Ellis St							
Replace fire alarm	100%	$125,000					
Waterproofing	100%	$297,427					
CAL 1-29, 345 Arguello St.							
•							

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
CAL 1-30A, 462 Duboce St.							
CAL 1-31, 25 Sanchez St.							
CAL 1-32, 1760 Bush St.							
Replace fire alarm	100%	$125,000					
CAL 1-33, 275 Thrift							
CAL 1-34, 363 Noe St.							
CAL 1-39A, 939 Eddy St.							
CAL 1-41, 430 Turk St.							
Air conditioning system				$500,000			Submitted by Finance Director
CAL 1-42, San Jule Apts.							
CAL 1-43, Robert B. Pitts							
Construction Contingency	100%	$0					
HA-Wide HQS (Housing Quality Standards Compliance)							
Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items							
HA-Wide Priority Replacement Housing		$0					
HA-Wide Lead Testing	As Req.	$50,000					
HA-Wide Lead Abatement	As Req.	$375,000					
HA-Wide Asbestos Testing	As Req.	$50,000					
HA-Wide Asbestos Abatement	As Req.	$350,000					
Mold and Mildew Remediation	As Req.	$75,000					
Blood-born pathogens decontamination	As Req.	$50,000					
HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000					
HA-Wide Fire unit repair	As Req.	$200,000					
HA-Wide New appliances	As Req.	$150,000					
HA-Wide Hazard testing	As Req.	$10,000					
HA-Wide Sidewalk repair/replacement	As Req.	$100,000					
HA-Wide Playground repairs/replacement/removal	As Req.	$100,000					
ADA Emergency Exit Signage	Phases 1 0f 3	$100,000					
Hardwire smoke detectors	As Req.	$500,000					
Nondwelling Equipment/Structure	100%	$100,000					

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
Fees and Costs (8% total Grant)	100%	$1,342,475					
Management Improvements (20% of total grant)							
SUBTOTAL: $3,356,187							
M.I.S.- New accounting and Housing Software	100%			$1,200,000			Submitted by MIS Director and Finance Directo
Security	100%			$1,640,864			Based on last year submittal
Hope VI application	100%			$100,000			Based on last year submittal
Photographic & Imaging equipment for Employee ID badget	100%			$3,500			Submitted by BASS Administrator
Legal costs	100%			$379,000			Based on last year submittal
Staff Trainig	100%			$50,000			Submitted by Finance Director
Staff Trainig	100%			$50,000			
Applicant screening services	100%			$50,000			Submitted by Customer Service
Needs Assessment Market Analysis	100%			$15,000			
Resident Notices/ mailing	100%			$5,000			
Reference materias	100%			$5,000			
Tenant Association Trainig	100%			$15,000			
Office furniture	100%			$50,000			
Operating Subsidy (20% of total grant)	100%	$3,356,187					
Administration of CGP (10%)	100%	$1,678,093					
TOTAL		$47,069,805			$0		

SAN FRANCISCO HOUSING AUTHORITY
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 12, 2002

SFHA
2002 PHA Plan Submittal
CFP and HOPE VI Resident Advisory Board Sub-Committee

Dear Advisory Board Member:

I am sorry you were not able to attend the second, 2002 Capital Fund Program (CFP) and HOPE VI Advisory Sub-Committee Meeting, last Tuesday, April 9, 2002. Attached to this letter are the meeting minutes for your review.

The next Advisory Sub-Committee meeting will be held on **Tuesday, April 16 at 3:00 PM, at 440 Turk Street, Commission Room**, to finalize prioritizing work that might be included in the first draft 2002 PHA Plan.

If you have any questions or concerns, please call Ms. Bulota at 415/715-3214 for CFP related matters or Juan Monsanto for HOPE VI related matters at 415/715-3217.

Sincerely,

Alicia Sisca
Senior Project Manager
Modernization and Construction DepartmentAttachment

Attachment

RD/MBK/AS

1815 EGBERT AVENUE – 3RD FLOOR • SAN FRANCISCO, CA • 94124
PHONE: 415-715-3210 • FAX: 415-715-3243

SAN FRANCISCO HOUSING AUTHORITY
HOUSING DEVELOPMENT DEPARTMENT
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 12, 2002

SFHA
2002 PHA Plan Submittal
CFP and HOPE VI Resident Advisory Board Sub-Committee

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Sincerely,

Alicia Sisca
Senior Project Manager
Modernization and Construction DepartmentAttachment

Attachment

RD/BS/MBK/JM/AS

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

Agenda

PHA PLAN – CFP/HOPE VI SUBCOMMITTEE
2002 ANNUAL SUBMITTAL

Meeting Objective:	RAB Meeting #3 – CFP/HOPE VI SUBCOMMITTEE
Date and Time:	Tuesday, April 16, 2002. From 3:00 P. M. to 4:30 P.M.
Location:	440 Turk Street, Commission Room

1. APPROVAL OF 4/9/02 MEETING MINUTES
2. 2002 CFP ANNUAL STATEMENT PRIORITIES
3. 2002 CFP FIVE-YEAR PLAN PRIORITIES
4. HOPE VI PROJECTS IN THE PIPELINE
5. E. QUESTION & COMMENTS

2002 PHA PLAN ANNUAL SUBMITTAL
THIRD RAB MEETING - CFP SUBCOMMITTEE
DATE & TIME: Tuesday, APRIL 16, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS/ DEVELOPMENT	PHONE #	FAX #
1	Ana Ruiz	786 Valencia St. apt #34	863-2791	
2	Jackie Sachs	2698 California Street #404	931-9731	
3	Mary Bulota	SFHA 1815 Egbert	715-3214	715-3243
4	ALICIA SISCA	SFHA 1815 EGBERT	715-3265	715-3243
5	Doris Fennell	174 Kiska Road / Hunterspoint	415 648 6118	
6	Julie Stalzer	1815 Egbert	415-657 0360	
7	[illegible]	1815 Egbert	715-3210	715-3201
8	Garland Murphy	440 Turk St.	554-1247	554-1268
9	Aurora de Leon	430 Turk St	487-7968	
10	DAVID L. ESPARZA	440 Turk St.	554.1264	
11	William C. Vitalie	491 31st Ave #509 94121	221-8369	
12	Haydée De León	1825 Frederick st. #4. S.F. ca.	885-2631	

2002 PHA PLAN ANNUAL SUBMITTAL
THIRD RAB MEETING - CFP SUBCOMMITTEE
DATE & TIME: **Tuesday, APRIL 16, 2002. 3:00 P. M to 4:30 P. M.**
LOCATION: **440 Turk Street, Commission Room**

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
13	Vicenta Villamiña	1178 KIRKWOOD AVE.	415)643-3068	
14				
15				
16				
17				
18				
19				
20				
21				
22				
23				
24				

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

2002 CAPITAL FUND PROGRAM (CFP) AND HOPE VI PROGRAM

2nd ADVISORY COMMITTEE MEETING

DATE & TIME: **Tuesday, April 09, 2002 @ 3:00 P.M.**

LOCATION: **SFHA's Executive Conference, 440 Turk Street, San Francisco, CA.**

MINUTES

INTRODUCTION:

The meeting was called to order by Alicia Sisca, Senior Project Manager, MOD, and Juan Monsanto, Program and Planning Manager, HOPE VI. Ms. Sisca welcomed the Advisory board members and called for all the members to briefly introduced themselves. Translation in Spanish was provided by Juan Monsanto.

HANDED OUT MATERIALS:

1) Agenda ~ Resident Advisory Board Meeting #2
2) Minutes ~ 1st CFP/HOPE VI Subcommittee (4/02/02)
3) Account Distribution for 2002 CFP Funding
4) Priorities Criteria for 2002 CFP Work items
5) 2002 Work Statement - ***1st DRAFT***

ITEMS 1 AND 2 MEETING MINUTES & DISTRIBUTION OF FUNDS

In opening, Minutes for the previous board meeting (4/02/02) were presented and approved. Alicia Sisca, then went over the account distribution for 2002 CFP funding explaining the breakdown percentage on each line item. Ms. Sisca explained that 10 % of the total grant is allocated for administration cost which pays for administrative salaries; office supplies such as telephones; fax machines; photocopy machines, etc. for daily usage. We need to allocate 20% of the total grant for operating subsidy of about 3.3 million to the agency Operating Budget. Part of this fund will be up to the Executive Director on how to allocate funding. Also, 20% is allocated for management improvements in usage for computer hardware, software; training for staff; resident training etc., We will also be including security funding in the management improvement funds. 8% of Fees and Costs of the total grant is allocated for Architects and Engineer Consultants which prepares, surveys, preliminary reports on existing conditions and construction documents; design, drawings, appraisals, etc. Distribution totals 58% for soft costs, (administrative items) and 42% for hard costs (construction items) with a total grant application of 100% (16,780.934.00).

ITEM 3 ~ REVIEW OF PHYSICAL AND MANAGEMENT NEEDS

Alicia Sisca, spoke about the physical management needs of the agency and that survey forms were mailed out and given to residents and management. It was previously discussed on the last meeting that the Five-Year plan work items listed a need of up to 47 million for construction costs but we only have 7 million for construction. From the survey's we will need to fill in the blank columns on the 2002 Work Statement after prioritizing the needs.

ITEM 4 ~ SETTING CRITERIA TO PRIORITIZE

Alicia Sisca, thoroughly explained the priorities criteria for 2002 CFP work items by Priority 1, 2 and 3 which are 1 mandatory physical and management improvements; 2 urgent physical and management improvements and 3 serious physical and management improvements.

ITEM 5~ 2002 CFP ANNUAL STATEMENT PRIORITIES

The committee thoroughly went over each development line item for the 2002 Work Statement 1st Draft and prioritized by criteria. We will need to decide which items will be allocated into the 2002 Annual Statement, and which work items will be forwarded to the next Five-Year Plan. Alicia Sisca explained that some survey and comments were received from resident and management and were included in the statements requesting upgrading on computer systems, legal costs, staff training, and tenants association training and will need to prioritize these items as needed.

Alicia Sisca also explained that some ongoing roofing job that currently are in process will need to be placed in the new plan to continue the work for completion. Also, mandated priorities such as Lead Based (LBP) abatement and Asbestos Containing material (ACM) and 504 accessibility are required by HUD regulations. These issues are health hazardous. Other issues such as leaking roofs that are damaging the buildings can be life threaten and a dangerous structural threat for the facilities. There are also legal issues where legal settlements need to be paid through the management improvement priority; we are obligated to pay for findings.

Hunters View ~ Juan Monsanto

Hunters View interior units upgraded should be forwarded to the Five Year Plan. This development is applying for HOPE VI funds again this year and if we are successful in receiving the grant and leverage the dollars we would tear down this site and within a five year period we would rebuild this development.

Clementina ~ Juan Monsanto

Clementina Towers work items were reduced by removing the repave concrete at the front entrance improving and security, due to the improvements created by the Clementina Commons site design sponsored by TODCO Development as part of the construction of the Howard Street 85 units of Section 202 senior housing. There will be one new security booth located in the breezeway between both lobby areas connecting the two towers. The improvements may also include changing the security card system.

__RESIDENT QUESTION__:

When are they going to build the Senior Center at Rosa Parks?
Juan Monsanto; this will be part of the ancillary development plan for HOPE VI Valencia Gardens, which will add 60 units of senior and disabled housing to be rebuilt in the area where the 1111 Buchanan senior center is located. The senior center will be replaced at the ground floor and the new units will be built above the senior center.

In closing, Alicia Sisca stressed the importance of the next Advisory meeting where we will prepare the final draft for the City Wide Resident meeting. The Annual Performance evaluation report will be available for our committee. We need to report on how we perform during this fiscal year on all the active grants. This year, active grants were the emergency funding, 2001 funding and the 2000 funding.

ACOP draft lease was passed out for review of approval and pending discussion at the City Wide Resident meeting

Meeting was adjourned @ 4:35 p.m.

MI/mi

SAN FRANCISCO HOUSING AUTHORITY
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 18, 2002

SFHA
2002 PHA Plan Submittal
CFP and HOPE VI Resident Advisory Board Sub-Committee

Dear Advisory Board Member:

I am sorry you were not able to attend the third, 2002 Capital Fund Program (CFP) and HOPE VI Advisory Sub-Committee Meeting, last Tuesday, April 16, 2002. Attached to this letter are the meeting minutes for your review.

> **Please plan to attend to the Second Citywide Residents meeting scheduled for Tuesday, April 23, 2002, at 3:00 P.M. at 440 Turk St. Commission Room. The Housing Authority will present to the attendees the first draft of the 2002 PHA Annual.**

If you have any questions or concerns, please call Ms. Bulota at 415/715-3214 for CFP related matters or Juan Monsanto for HOPE VI related matters at 415/715-3217.

Sincerely,

Alicia Sisca
Senior Project Manager
Modernization and Construction Department Attachment

Attachment

RD/MBK/AS

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1938

SAN FRANCISCO HOUSING AUTHORITY
HOUSING DEVELOPMENT DEPARTMENT
MODERNIZATION AND CONSTRUCTION DEPARTMENT

April 18, 2002

SFHA
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CFP and HOPE VI Resident Advisory Board Sub-Committee

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Modernization and Construction DepartmentAttachment

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2002 CAPITAL FUND PROGRAM (CFP) AND HOPE VI PROGRAM

3rd ADVISORY COMMITTEE MEETING

DATE & TIME: **Tuesday, April 16, 2002 @ 3:00 P.M.**

LOCATION: **SFHA's Executive Conference, 440 Turk Street, San Francisco, CA.**

MINUTES

INTRODUCTION:

The meeting was called to order by Mary Bulota, Planning and Program Manager, Modernization and welcomed the Advisory committees. A sign-in sheet was passed around. Mr. David Esparza, Director of Finance and Garland Murphy, Budget Analyst were present for the meeting. Alicia Sisca, Senior Project Manager, provided translation in Spanish for the non-English speakers committee members.

HANDED OUT MATERIALS:

1) Agenda ~ Resident Advisory Board Meeting #3
2) Minutes ~ 1st CFP/HOPE VI Subcommittee (4/09/02)
3) 2002 CFP Annual Statement Priorities
4) 2002 CFP Five-Year Plan Priorities (1st Draft)

In opening of the 3rd CFP/HOPE VI program meeting, copies of the minutes on the previous meeting (4/09/02) were distributed for review and thereafter approved by the Advisory committee.

DLR Group Consultant, Julie Stalzer, gave an update report on the agency's mandated needs assessment (1) Tag Associates has started working on management needs assessment and will be looking into policies and procedures on to where the agency can be more efficient and where improvements can be applied. (2) Physical Needs Assessments. Training for staff and residents are in place and will begin on Monday, 4/22/02 and will be completed by 5/08/02. (3) Physical Needs Inspections; a 5% sample of units throughout the agency about 44 developments. (4) Tracking Database system;

inputting all information to print out reports. (5) Cost Estimate will be on board. The first draft will be presented to the agency on 5/15/02. There will be a workshop with designated housing authority staff on 5/21/02 to start prioritizing and work on the resolution for the board approval. Schedule is on target.

2002 CFP ANNUAL STATEMENT/FIVE YEAR PLAN PRIORITIES

Mary Bulota, thoroughly went through and explained the 2002 CFP Annual Statement priorities, 16 million dollars is being applied this year and 7 million to be allocated to construction. Hazardous materials such as abatement for lead and 504/ADA compliance are mandated items.

The Advisory group thoroughly went through each development work item to prioritize the most severe problem listed in developments with issues on waterproofing; boiler/heating furnace; valve line problems; elevator replacements; sewer system repair/replacement; range replacement for senior housing.

In closing, Alicia Sisca stressed the importance of the Resident Advisory Board (RAB) members to be present at the next City Wide Resident meeting, to be held on Tuesday, April 23 at 3:00 P. M. at 440 Turk Street. The RAB will present the first draft of the PHA Plan for 2002 and the first draft for the CFP Annual Performance and Evaluation Report on all the active grants during this fiscal year.

Meeting was adjourned @ 4:35 p.m.

MI/mi

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
CAL 1-1, Holly Courts							
Comprehensive Modernization	25%	$1,621,000				$1,621,000	Request through Resident Survey. 146 Appleton Ave.
Boilers, water lines and valves replacement (Phase 2	50%	$500,000			$500,000		
CAL 1-2 Potrero Terrace							
Interior unit upgrade	26%	$1,470,515				$1,470,515	
CAL 1-3, Sunnydale							
Unit Interior Rehabilitation and LBP stabilization	35 units	$1,409,881				$1,409,881	
CAL 1-8, Westside Courts							
Bathrooms and kitchens upgrades	34 units	$1,360,000				$1,360,000	
Security fencing	100%	$400,000			$400,000		
Water main line & sewer improv.	100%	$370,000			$370,000		
CAL 1-9, Westbrook							
Emergency Decks repair/ replacement	100%	$348,516			$348,516		
Bathrooms and kitchens upgrade (total 225 units)	64 units	$2,250,000				$2,250,000	
Waterproofing	25%	$440,847			$440,847		
CAL 1-10, Potrero Annex							
504/Ada Compliance. Units, ramps	100%	$71,460			$71,460		
504/ADA Compliance. Common spaces	100%	$118,140			$118,140		
CAL 1-15, Ping Yuen							
504/ADA Compliance. Common spaces	100%	$936,500			$936,500		
Upgrade ventilation system	100%	$405,000			$405,000		
CAL 1-16, Alemany							
Sewr system-Repair/replacement	100%		Cost to be determined				Submitted through RAB
CAL 1-17A, Hunters' Point							
504/ADA Compliance. Common spaces	100%	$100,000			$100,000		
CAL 1-18(1), JFK Towers							
Waterproofing	100%	$1,530,526			$1,530,526		
Windproofing of back yard patio	100%		Cost to be determined				Submitted by Resident survey
Concerned about seismic safety. Building should be demolished and rebuilt.							Submitted by Resident survey. Apt. #1102
CAL 1-18(3) Hunters' View							
Interior units upgrade	67 units	$8,750,000				$8,750,000	
CAL 1-18(4) Alice Griffith							
Interior units upgrade	64 units	$7,620,000				$7,720,000	
Waterproofing and rot repair	40%	$2,000,000			$2,000,000		
Hot water and heating lines replacement at 4 locations	100%	$700,000			$700,000		
Security booth upgrade	100%			$19,000	$19,000		Submitted by BASS Administrator

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
Fencing				$100,000	$100,000		and Security Director
CAL 1-18(5) Rosa Parks							
Waterproofing	100%	$370,380					Work in progress through Emergency Fund. 90% complete
CAL 1-18 (6), Ping Yuen North							
504/ADA compliance. Units	100%	$666,375				$666,375	
CAL 1-18 (10), Woodside Gardens							
Waterproofing	47%	$2,000,000			$2,000,000		
Range replacement	100%	$125,000			$125,000		
CAL 1-18 (13), Mission Dolores							
Install new intercom system				$20,000	$20,000		Submitted by RAB
CAL 1-19 (1), 990 Pacific Ave.							
Replace fire alarm	100%	$125,000			$125,000		
Range replacement	100%	$100,000			$100,000		
Boilers replacement	100%	$50,000			$50,000		
CAL 1-19 (2), 1750 McAllister St.							
Elevators upgrade							Submitted through Resident Survey. #308-#305
CAL 1-20, 3850 18th St.							
Waterproofing	100%	$820,180			$820,180		
Replace fire alarm	100%	$125,000			$125,000		
Security and safety issues at building.	100%						Submitted through Resident Survey. #306
Improve Heating System	100%		$308,985				Submitted through Resident Survey. #306 Job in progress under 2001 CFP
CAL 1-21, 320/330 Clementina St.							
Repave concrete at front entrance			To be done through HOPE VI				Submitted by Property Manager, President of Tenant's Association and President of the Citywide Council - Senior/Disable and RAB
Install security camera			Cost to be determined				
Upgrades elevator			Cost to be determined				
Install new intercom system			To be done through HOPE VI				
Install benches and tables at back yard			To be done through HOPE VI				
Replacement at front entrance door			To be done through HOPE VI				
Computer training equipment			Cost to be determined				
Improve security/Improve inside lights			To be done through HOPE VI				Submitted by Vice-President Tenant's Assoc., President of the Citywide Council - Senior /Disable and other members of the Tenant's Association
Improve ventilation system			Cost to be determined				
Improve heating system			Cost to be determined				
On site full time Property Manager			Forward need to BASS				
CAL 1-23, 1880 Pine St.							
New intercom system	100%	$20,000			$20,000		
Replace fire alarm	100%	$125,000			$125,000		
CAL 1-27, 350 Ellis St							

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
Waterproofing	100%	$681,303			$681,303		
Replace fire alarm	100%	$125,000			$125,000		
CAL 1-28, 666 Ellis St							
Replace fire alarm	100%	$125,000			$125,000		
Waterproofing	100%	$297,427			$297,427		
CAL 1-29, 345 Arguello St.							
CAL 1-30A, 462 Duboce St.							
CAL 1-31, 25 Sanchez St.							
CAL 1-32, 1760 Bush St.							
Replace fire alarm	100%	$125,000			$125,000		
CAL 1-33, 275 Thrift							
CAL 1-34, 363 Noe St.							
CAL 1-37, 491 31st Ave.	100%						
Heating and hot water systems upgrade			Cost to be determined				Submitted by RAB
CAL 1-39A, 939 Eddy St.							
CAL 1-41, 440 Turk St.							
Air conditioning system				$500,000	$500,000		Submitted by Finance Director
CAL 1-41, 430 Turk St.							
Elevator upgrade			Cost to be determined				Submitted through Resident Survey. #812
CAL 1-42, San Jule Apts.							
CAL 1-43, Robert B. Pitts							
Construction Contingency	100%	$0					
HA-Wide HQS (Housing Quality Standards Compliance)							
Repair/replacement for the following: heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items							
HA-Wide Priority Replacement Housing		$0					
HA-Wide Lead Testing	As Req.	$50,000			$50,000		
HA-Wide Lead Abatement	As Req.	$375,000			$375,000		
HA-Wide Asbestos Testing	As Req.	$50,000			$50,000		
HA-Wide Asbestos Abatement	As Req.	$350,000			$350,000		

2002 Work Statement - 1st Draft

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Mold and Mildew Remediation	As Req.	$75,000			$75,000		
Blood-born pathogens decontamination	As Req.	$50,000			$50,000		
HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000			$200,000		
HA-Wide Fire unit repair	As Req.	$200,000			$200,000		
HA-Wide New appliances	As Req.	$150,000			$150,000		
HA-Wide Hazard testing	As Req.	$10,000			$10,000		
HA-Wide Sidewalk repair/replacement	As Req.	$100,000			$100,000		
HA-Wide Playground repairs/replacement/removal	As Req.	$100,000			$100,000		
ADA Emergency Exit Signage	Phases 1 0f 3	$100,000			$100,000		
Hardwire smoke detectors	As Req.	$500,000			$500,000		
Elevator upgrades at 22 senior buldings	As Req.		Cost to be determined				Submitted by RAB
Improve lighting				$300,000	$300,000		Submitted by Jim Williams
Nondwelling Equipment/Structure	100%	$100,000					
Four (4) vehicles				$60,000	$60,000		Submitted by Jim Williams
Fees and Costs (8% total Grant)	100%	$1,342,475			$1,342,475		
Management Improvements (20% of total grant)							
SUBTOTAL: $3,356,187							
M.I.S.- New accounting and Housing Software	100%			$1,200,000	$1,200,000		Submitted by MIS Director and Finance Director
Security	100%			$2,000,000	$2,000,000		Requested by Mr. Williams
Bring back special security force with the SFPD							Requested by RAB
Hope VI application	100%			$100,000	$100,000		Based on last year submittal
Photographic & Imaging equipment for Employee ID badget	100%			$3,500	$3,500		Submitted by BASS Administrator
Legal costs	100%			$379,000	$379,000		Based on last year submittal
Staff Trainig	100%			$50,000	$50,000		Submitted by Finance Director
Staff Trainig	100%			$50,000	$50,000		
Applicant screening services	100%			$50,000	$50,000		Submitted by Customer Service
Needs Assessment Market Analysis	100%			$15,000	$15,000		
Resident Notices/ mailing	100%			$5,000	$5,000		
Reference materials	100%			$5,000	$5,000		
Tenant Association Trainig	100%			$15,000	$15,000		
Office furniture	100%			$50,000	$50,000		
Trained bilingual maintenance staff	100%		Cost to be determined				Submitted by RAB
Surveillance cameras (family and senior bldgs.)	100%			$100,000	$100,000		Requested by Mr. Williams
Operating Subsidy (20% of total grant)	100%	$3,356,187			$3,356,187		
Administration of CGP (10%)	100%	$1,678,093			$1,678,093		
TOTAL		$47,069,805			$26,473,154		

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

Agenda

PHA PLAN
2002 ANNUAL SUBMITTAL

Meeting Objective: Resident Advisory Board Meeting #4

Date and Time: Tuesday, June 11, 2002. From 3:00 P. M. to 4:30 P.M.

Location: 440 Turk Street, Commission Room

A. WELCOME and INTRODUCTIONS

B. REVIEW OF 2002 CFP ANNUAL STATEMENT REVISIONS

C. REVIEW OF 2002 CFP FIVE-YEAR PLAN REVISIONS

D. REVIEW OF NEW PROPOSED SITES FOR DISPOSITION AND DEMOLITION

E. APPROVAL OF REVISIONS FOR THE 2002 PHA PLAN

2002 PHA PLAN ANNUAL SUBMITTAL
FOURTH RESIDENT ADVISORY BOARD MEETING
DATE & TIME: Tuesday, June 11, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	ADDRESS/ DEVELOPMENT	PHONE #	FAX #
1	Ana Luz Ruiz	286 Valencia St apt. #34	863-2791	
2	AURORA de LEON	430 TURK ST #504	487-7968	
3	JACKIE SACHS	2658 CALIFORNIA STREET #404	931-9731	
4	CYNTHIA MARGARET DENNIS-MIRZAI	IROQUOIS 835 O'FARRELL ST. # SF CA 94109	931-3163	
5	Zinaida Kharag	595-20th Av SF Ca 94121	752-2737	
6	Roselyn Tan	3231 Taraval St #2 SF CA 94116	664-7356	
7	Mary Bulota	SFHA 1815 Egbert	715-3214	715-3243
8	ALICIA SISCA	SFHA 1815 EGBERT	715-3265	715-3243
9	Garland Murphy	SFHA 1815 Egbert/440 Turk	554-1267	
10	Tony Ucciferri	SFHA 1237 Van Ness ave	674-3208	674-3213
11	Barbara T. Smith	SFHA 1815 Egbert	715-3220	715-3201
12	HEDEFIA WILLETTE	ALEMANY 838 Ellsworth St	648-2391	

2002 PHA PLAN ANNUAL SUBMITTAL
FOURTH RESIDENT ADVISORY BOARD MEETING
DATE & TIME: Tuesday, June 11, 2002. 3:00 P. M to 4:30 P. M.
LOCATION: 440 Turk Street, Commission Room

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
13	Liz Tang	Housing Dev/(MOH)	785-3216	
14				
15				
16				
17				
18				
19				
20				
21				
22				
23				
24				

San Francisco Housing Authority
City and County of San Francisco

440 Turk Street
San Francisco, CA 94102
(415) 554-1200

2002 PHA FIVE-YEAR PLAN APPLICATION

4th RESIDENT ADVISORY BOARD (RAB) MEETING

DATE & TIME: **Tuesday, June 11, 2002 @ 3:00 P.M.**

LOCATION: **440 Turk Street, San Francisco, CA.**

MINUTES

HANDED OUT MATERIALS:

1) Agenda ~ Resident Advisory Board Meeting #4
2) Summary of the proposed revision for the 2002 CFP Annual Statement
3) Draft of the revised 2002 CFP Annual Statement Priorities
4) Proposed 2002 CFP Five-Year Plan Overview
5) Draft of the revised 2002 CFP Five-Year Plan
6) Demolition and Disposition proposed application for three Scattered Sites (CAL 1-29, 75-77 Coleridge Street; CAL 1-30, 101-103 Lundy's Lane and CAL 1-33, 275 Thrift Street)
7) Proposed changes to the Home Ownership option

A. WELCOME AND INTRODUCTIONS:

The meeting was called to order by Mary Bulota, Planning and Program Manager, Modernization and welcomed the Advisory committees. A sign-in sheet was passed around. Barbara Smith, Administrator of Housing Development; Liz Tang Management Analyst for Housing Development, Garland Murphy, Budget Analyst and Tony Ucciferri, Special Programs Manager for Leased Housing, were present for the meeting. Alicia Sisca, Senior Project Manager, provided translation in Spanish for the non-English speakers committee members.

In opening of the 4th RAB meeting, Mr. Ucciferri proposed to introduce one additional Agenda Item to discuss changes to the Home Ownership Option. The Committee approved additional Agenda item E. *Modification of the Section 8 Plan.*

B. REVIEW OF 2002 CFP ANNUAL STATEMENT REVISIONS

Mary Bulota thoroughly went through and explained the 2002 CFP Annual Statement proposed revisions, (as shown in the attached handouts). In responding to Ms. Sachs's question, Ms. Bulota stressed the fact that no cuts were proposed to mandate work items such as Asbestos abatement, Mold and Mildew abatement and Lead Paint Base stabilization/removal.

Ms. Sachs asked about planned work for installation of emergency generators at Senior Buildings. Ms. Sisca responded that a feasibility study will be done at all the sites that do not have already the generators installed and installation works are already planned either on the 2000/01 CFP Annual Statements or in the Five-Year Plan.

C. REVIEW OF 2002 CFP FIVE-YEAR PLAN REVISIONS

Ms. Bulota briefed the Committee about the Physical and Management Needs Assessment performed by Consultants and presented the identified urgent physical needs. Then she presented the items planned in the five-year planned having in mind the available HUD funding.

The Advisory Board Members went through each proposed revision.

Ms. Sacks raised concern about improving security. Ms. Sisca pointed out that funding to start a Phase I program for installation of surveillance cameras is proposed in the 2002 CFP Annual Statement, in addition to the two million dollars that are annually allocated to Security under Management Improvements.

D. REVIEW OF PROPOSED SITES FOR DISPOSITION AND DEMOLITION

Ms. Smith presented the three sites targeted for disposition and demolition as follows:
- CAL 1-29, 75-77 Coleridge Street, this is a two dwelling units building.
- CAL 1-30, 101-03 Lundy's Lane, this is a two dwelling units building
- CAL 1-33, 275 Thrift Street, this is a one dwelling unit building.

Ms. Smith stated that these three Developments would be looked into for disposition because they are in very poor condition, being scattered around the city they are not easily accessible, costing a lot of money to be maintained. The current residents of those sites would be relocated either through Section 8 or in Public Housing. The units will be replaced through infill housing at low-density public housing developments or through HOPE VI Program.

E. MODIFICATION OF THE SECTION 8 PLAN

Mr. Ucciferri presented the planned revision to be included in the PHA Plan for Home Ownership Option for replacement on redevelopment activities. (See attached).

Ms. Smith proposed to expand the changes to give priority for HOPE VI revitalization sites, Public Housing sites being redeveloped, infill housing at low density Public Housing sites and development of other surplus public property.

F. APPROVAL OF REVISIONS FOR THE 2002 PHA PLAN

Ms. Bulota called for approval all the above-proposed revisions. Ms. Sachs motioned to approved, Ms Dennis-Mirzai, second the motion to approve; all members were in favor. All the revisions were approved unanimously.

In closing, Ms. Bulota stressed the importance of the Resident Advisory Board (RAB) members to be present at the Commission meeting - to be held on Thursday, June 27 at 4:00 P. M. at 440 Turk Street – in support of the PHA Plan.

Meeting was adjourned @ 4:00 p.m.

PROPOSED REVISION FOR THE 2002 CFP ANNUAL STATEMENT
June 11, 2002

During the planning process for the Y2002 CFP application, the Housing Authority assumed that next years funding would be the same as this year. HUD recently notified all Housing Authorities of their allocation, which typically were 15% less than last year. The SFHA's reduction was 6.5% because of bonuses received.

Therefore, it is necessary to reduce the CFP budget line items amounts from those previously planned. Attached is the **DRAFT** planned CFP budget showing the revised line items highlighted.

In summary, the changes are:

1406, Operating Subsidy:	Reduced by 6.5%, a reduction of $206,544 (it remains 20% of total funding)
1408, Management Improvements:	Reduced by 6.5%, a reduction of $206,544 (it remains 20% of total funding; all lines were reduced equally and none were eliminated)
1410, Administration:	Reduced by 6.5%, a reduction of $103,271 (it remains 10% of total funding).
1430, Fees and Costs:	No change.
1450, 1460 and 1465 Site Improvements, Dwelling Structures, & Equipment	Reduced 7.5%, a reduction of $516,360. Westside Courts Water Main & Sewer Improvements cut from $370,000 to $161,835 (for Phase I only). Westbrook Emergency Deck Repairs cut from $343,195 to $150,000 (for Phase I only). PHA Wide Sidewalk Repairs cut from $100,000 to $50,000. PHA Wide ADA Emergency Exit Signage cut from $100,000 to $50,000.

Annual Statement/Performance and Evaluation Report
Capital Fund Program (CFP)
Part I: Summary

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

PHA/HA Name **SAN FRANCISCO HOUSING AUTHORITY**	**2002 CAPITAL FUND**	Comprehensive Grant Number **CA39P001712-02**	FFY of Grant Approval **2002**

☒ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☐ Revised Annual Statement/Revision Number ___

☐ Performance & Evaluation Report as of _____ ☐ Final Performance & Evaluation Report

DRAFT

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Costs (2)	
		Original	Revised (1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1406 Operating Subsidy	$3,149,643			
3	1408 Management Improvement	$3,149,643			
4	1410 Administration	$1,724,822			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	$1,302,475			
8	1440 Site Acquisition				
9	1450 Site Improvement	$500,000			
10	1460 Dwelling Structures	$5,616,632			
11	1465.1 Dwelling Equipment - Nonexpendable	$275,000			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	$30,000			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Cost				
18	1498 Mod Used for Development				
19	1502 Contingency (may not exceed 8% of line 18)				
20	**Amount of Annual Grant (Sum of lines 2-17)**	$15,748,215			
21	Amount of line 18 Related to LBP Activities	$425,000			
22	Amount of line 18 Related to Section 504 Compliance	$639,000			
23	Amount of line 18 Related to Security	$2,086,000			
24	Amount of line 18 Related to Energy Conservation Measures	$886,835			

Signature of Executive Director and X Gregg Fortner, Executive Director	Date	Signature of Public Housing Director/Programs Administrator X	Date

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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part II: Supporting Pages

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
CAL 1-1, Holly Courts	Boilers, water lines and valves replacement (Phase 2 of 3)	1460	100%	$250,000				
CAL 1-3, Sunnydale	OIG finding, site work at Bldg. 22E	1450	100%	$250,000				
CAL 1-8, Westside Courts	Water main line & sewer improv. (Phase 1)	1460	100%	$161,835				
CAL 1-9, Westbrook	Emergency Decks repair/ replacement (Phase 1)	1460	100%	$150,000				
	Waterproofing and structural repairs	1460	100%	$440,847				
CAL 1-10, Potrero Annex	Waterproofing and structural repairs	1460	100%	$400,000				
CAL 1-15, Ping Yuen	504/ADA Compliance. Common spaces	1460	100%	$40,000				
	Upgrade ventilation system	1460	100%	$405,000				
CAL 1-18(4) Alice Griffith	Waterproofing and structural repair	1460	100%	$719,950				
	Security booth upgrade	1460	100%	$19,000				
CAL 1-18 (10), Woodside Garde	Range replacement	1465.1	100%	$75,000				
	Boiler replacement	1460	100%	$250,000				
CAL 1-18(13), Mission Dolores	Install new intercom system	1460	100%	$20,000				
CAL 1-19 (1), 990 Pacific Ave.	Replace fire alarm system	1460	100%	$125,000				
	Range replacement	1465.1	100%	$50,000				
CAL 1-20, 3850 18th St.	Replace fire alarm system	1460	100%	$125,000				
CAL 1-23, 1880 Pine St.	New intercom system	1460	100%	$20,000				
	Replace fire alarm system	1460	100%	$125,000				
CAL 1-27, 350 Ellis St	Replace fire alarm system	1460	100%	$125,000				

DRAFT

Signature of Executive Director and X **Gregg Fortner, Executive Director**	Date	Signature of Public Housing Director/Programs Administrator X	Date

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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)
Part II: Supporting Pages

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Office of Public and Indian Housing

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Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
CAL 1-28, 666 Ellis St	Replace fire alarm system	1460	100%	$125,000				
CAL 1-32, 1760 Bush St.	Replace fire alarm system	1460	100%	$125,000				
CAL 1-35, 2698 California St.	504/ADA compliance. Units	1460	100%	$40,000				
			SUBTOTAL :	$4,041,632	$0	$0	$0	
HA-Wide HQS (Housing Quality Standards Compliance) Repair/replacement for the following heaters, bathtub/shower, toilet, windows, floor tile, kitchen cabinets, sink/plumbing, stove/vent, ceilings, walls, doors/frames, electrical, refrigerator and/or other HQS items								
HA-Wide Priority Replacement Housing			n/a	$0				
HA-Wide Lead Testing		1430	As Req.	$50,000				
HA-Wide Lead Abatement (Force Account)		1460	As Req.	$375,000				
HA-Wide Asbestos Testing		1430	As Req.	$50,000				
HA-Wide Asbestos Abatement (Force Account)		1460	As Req.	$100,000				
Mold and Mildew Remediation (Force Account)		1460	As Req.	$75,000				
Blood-born pathogens decontamination (Force Account)		1460	As Req.	$50,000				
HA-Wide 504/ADA reasonable accommodations (Force Account)		1460	As Req.	$200,000				
HA-Wide Fire unit repair (Force Account)		1460	As Req.	$200,000				
HA-Wide New appliances		1465.1	As Req.	$150,000				
HA-Wide Hazard testing		1430	As Req.	$10,000				
HA-Wide Sidewalk repair/replacement		1450	As Req.	$50,000				
HA-Wide Playground repairs/replacement/removal		1450	As Req.	$100,000				
ADA Emergency Exit Signage		1460	Phases 1 0f 3	$50,000				
Hardwire smoke detectors (16 developments)		1460	As Req.	$600,000				
Elevator upgrades at 22 senior buildings		1460	As Req.	$200,000				
Improve lighting		1450	As Req.	$100,000				
Surveillance cameras (Phase I, senior bldgs)		1460	13%	$50,000				
Modernization of Property Offices PHA Wide		1460	100%	$50,000				DRAFT
			SUBTOTAL PHA WIDE:	$2,460,000	$0	$0	$0	
			TOTAL CONSTRUCTION:	$6,501,632				

Signature of Executive Director and	Date	Signature of Public Housing Director/Programs Administrator	Date
X Gregg Fortner, Executive Director		X	

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nnual Statement/Performance and Evaluation Report
002 Capital Fund Program (CFP)
art II: Supporting Pages

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

evelopment Number/Name A-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost		Funds Obligated [2]	Funds Expended [2]	Status of Proposed Work [2]
				Original	Revised [1]			
Management Improvements (20% of total grant)								
	M.I.S.- New accounting and Housing Software	1408		$1,032,000				
	Security	1408		$1,877,000				
	Hope VI application	1408		$23,400				
	Photographic & Imaging equipment for Employee ID badge	1408		$4,700				
	Staff Training - Finance	1408		$23,400				
	Staff Training - Customer Services	1408		$35,000				
	Applicant screening services	1408		$46,000				
	Resident Eviction Costs	1408		$28,000				
	Resident Notices/ mailing	1408		$4,600				
	Reference materials	1408		$4,600				
	Resident Initiative Program	1408		$70,943				
			SUBTOTAL:	**$3,149,643**	**$0**	**$0**	**$0**	

DRAFT

Signature of Executive Director and	Date	Signature of Public Housing Director/Programs Administrator	Date
X **Gregg Fortner, Executive Director**		X	

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evelopment Number/Name A-Wide Activities	General Description of Major Work Categories	Account Number	Quantity	Total Estimated Cost				Status of Proposed Work [2]
				Original	Revised [1]	Funds Obligated [2]	Funds Expended [2]	
dministration (@ 11% of Total Grant)	Administration of CGP	1410	100%	$1,724,822				The Administration Allocation of funding exceeds the 10% allowable by 1% because it includes Inspector's Salaries.
ees & Costs (@ 8% of Total Grant)	In-house/consultant design	1430	100%	$1,167,475				
	Needs Assessment Market Analysis.	1430	100%	$25,000				
ontingency (@ 0% of Total Grant)	Construction Contingency	1502	100%	$0				
perating Subsidy (@20% Of total grant)		1406	100%	$3,149,643				
Nondwelling Equipment/Structure	Preventive ergonomic office furniture	1475	100%	$30,000				
			SUBTOTAL:	$6,096,940	$0	$0	$0	
			TOTAL GRANT:	$15,748,215	$0	$0	$0	

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Signature of Executive Director and Date X Gregg Fortner, Executive Director	Signature of Public Housing Director/Programs Administrator Date X

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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

**U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing**

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-1 Holly Courts							
Boilers, water lines and valves replacemen (Phase 2 of 3)	9/30/04			9/30/06			
1-2, Potrero Terrace							
OIG finding, site work at Bldg. 22E	9/30/04			9/30/06			
1-8 Westside Courts							
Water main line & sewer improv.	9/30/04			9/30/06			
1-9 Westbrook							
Emergency Decks repair/ replacement	9/30/04			9/30/06			
Waterproofing and structural repairs	9/30/04			9/30/06			
1-10 Potrero Annex							
Waterproofing and structural repairs	9/30/04			9/30/06			
CAL 1-15, Ping Yuen							
504/ADA Compliance. Common spaces	9/30/04			9/30/06			
Upgrade ventilation system	9/30/04			9/30/06			
1-18(4), Alice Griffith							
Waterproofing and structural repair	9/30/04			9/30/06			
Security booth upgrade	9/30/04			9/30/06			
1-18(10), Woodside Gardens							
Range replacement	9/30/04			9/30/06			
Boiler replacement	9/30/04			9/30/06			
1-18(13), Mission Dolores							
Install new intercom system	9/30/04			9/30/06			
1-19 (1), 990 Pacific Ave.							
Replace fire alarm system	9/30/04			9/30/06			
Range replacement	9/30/04			9/30/06			
1-20, 3850 18thSt.							
Replace fire alarm system	9/30/04			9/30/06			

DRAFT

Signature of Executive Director and	Date	Signature of Public Housing Director/Programs Administrator	Date
X **Gregg Fortner, Executive Director**		X	

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2002 Capital Fund Program (CFP)

U.S. Department of Housing
and Urban Development
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OMB Approval No. 2577-0157
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Part III: Implementation Schedule

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
1-21, 320/330 Clementina							
Security booth	9/30/04			9/30/06			
1-23, 1880 Pine St.							
New intercom system	9/30/04			9/30/06			
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-27, 350 Ellis St							
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-28, 666 Ellis St							
Replace fire alarm system	9/30/04			9/30/06			
CAL 1-32, 1760 Bush St.							
Replace fire alarm system	9/30/04			9/30/06			
1-35, 2698 California							
504/ADA compliance. Units	9/30/04			9/30/06			
PHA Wide							
HA-Wide Lead Testing	9/30/04			9/30/06			
HA-Wide Lead Abatement **(FA)**	9/30/04			9/30/06			
HA-Wide Asbestos Testing	9/30/04			9/30/06			
HA-Wide Asbestos Abatement **(FA)**	9/30/04			9/30/06			
Mold and Mildew Remediation **(FA)**	9/30/04			9/30/06			
Blood-born pathogens decontamination **(F**	9/30/04			9/30/06			
HA-Wide 504/ADA reasonable accommod	9/30/04			9/30/06			
HA-Wide Fire unit repair **(FA)**	9/30/04			9/30/06			
HA-Wide New appliances	9/30/04			9/30/06			
HA-Wide Hazard testing	9/30/04			9/30/06			
HA-Wide Sidewalk repair/replacement	9/30/04			9/30/06			
HA-Wide Playground repairs/replacement/r	9/30/04			9/30/06			
ADA Emergency Exit Signage	9/30/04			9/30/06			
Hardwire smoke detectors (16 development	9/30/04			9/30/06			
Elevator upgrades at 22 senior buildings	9/30/04			9/30/06			
Improve lighting	9/30/04			9/30/06			
Surveillance cameras (Phase I, senior bldgs	9/30/04			9/30/06			
Modernization of Property Offices PHA Wide	9/30/04			9/30/06			

DRAFT

Signature of Executive Director and Date X Gregg Fortner, Executive Director	Signature of Public Housing Director/Programs Administrator Date X

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Annual Statement/Performance and Evaluation Report
2002 Capital Fund Program (CFP)

Part III: Implementation Schedule

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0157
(Exp. 3/31/02)

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
Management Improvement							
M.I.S.- New accounting and Housing Software	9/30/04			9/30/06			
Security	9/30/04			9/30/06			
Hope VI application	9/30/04			9/30/06			
Photographic & Imaging equipment for Employee	9/30/04			9/30/06			
Staff Training	9/30/04			9/30/06			
Staff Training	9/30/04			9/30/06			
Applicant screening services	9/30/04			9/30/06			
Resident Eviction Costs	9/30/04			9/30/06			
Resident Notices/ mailing	9/30/04			9/30/06			
Reference materials	9/30/04			9/30/06			
Resident Initiative Program	9/30/04			9/30/06			
Administration	9/30/04			9/30/06			
Fees and Costs							
In-house/consultant design	9/30/04			9/30/06			
Legal costs.	9/30/04			9/30/06			
Needs Assessment Market Analysis.	9/30/04			9/30/06			
Nondwelling Equipment/Structure							
Preventive ergonomic office furniture	9/30/04			9/30/06			DRAFT
Operating Subsidy	9/30/04			9/30/06			

Signature of Executive Director and X **Gregg Fortner, Executive Director**	Date	Signature of Public Housing Director/Programs Administrator X	Date

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1- To be completed for the Performance and evaluation report or a Revised Annual Statement
2- To be completed for the Performance and Evaluation Report

Proposed SFHA Five Year Capital Plan Overview

June 11, 2002

Fiscal Year 2004 Highlights (2003 CFP Annual Statement)

- **All serious safety issues will be funded**
  - Damaged play equipment will be addressed
  - Damaged exterior lighting will be addressed
  - Damaged paving will be addressed
  - Damaged smoke detectors will be addressed
  - Fixed window security grilles will be modified to open in emergencies
  - Damaged safety fencing will be addressed
  - Damaged fire escapes will be addressed
- **Building systems with the highest need will be funded**
  - Three aging elevators systems will be addressed
  - Four aging fire alarm systems will be addressed
  - Two aging ventilation systems will be addressed
  - Aging intercom systems at four buildings will be replaced
  - One new emergency generator will be installed
  - Leaking roofs and weathered building exteriors will be addressed
  - Damaged structural elements will be addressed
  - Aging fire exit signs will be upgraded
- **Remaining required modifications for the disabled will be funded**
  - Two Community Rooms will be made accessible
- **One community will receive stabilization funding**
  - Sunnydale will receive $200,000
- **One redeveloped community will receive its final phase of revitalization funding**
  - 951 Eddy will receive $1,800,000

Fiscal Year 2005 Highlights (2004 CFP Annual Statement)

- **Building systems in poor condition will be funded**
  - Sixteen additional intercom systems will be replaced
  - Six additional elevator systems will be addressed
  - Two additional aging ventilation systems will be addressed
  - Two additional aging fire alarm systems will be addressed
  - Three additional emergency generators will be addressed
  - JFK will receive new windows and major boiler system upgrades
  - Additional weathered building exteriors will be addressed
  - Additional aging fire exit signs will be upgraded
  - Ping Yuen will receive exterior lighting upgrades
- **Communities that will receive stabilization funding**
  - Potrero Terrace will receive $150,000
  - Sunnydale will receive $200,000
  - Westbrook will receive $100,000
  - Potrero Annex will receive $100,000
  - Hunters Point will receive $100,000
  - Alice Griffith will receive $150,000
  - Velasco will receive $50,000

- **Funding will be allocated for City-wide activates**
  - Fire damaged units will be addressed
  - Appliances will be replaced
  - Additional funding for ADA/504 reasonable accommodations

Fiscal Year 2006 Highlights (2005 CFP Annual Statement)

- **Additional building systems in poor condition will be funded**
  - Nine additional aging ventilation systems will be addressed
  - Ping Yuen will receive paving, window and plumbing upgrades
  - Great Highway will receive heating upgrades and exterior painting
  - Additional aging fire exit signs will be upgraded
- **Communities that will receive stabilization funding**
  - Potrero Terrace will receive $150,000
  - Sunnydale will receive $200,000
  - Westside Courts will receive $100,000
  - Westbrook will receive $100,000
  - Potrero Annex will receive $100,000
  - Hunters Point will receive $100,000
  - Hunters View will receive $60,000
  - Alice Griffith will receive $150,000
  - Velasco will receive $50,000
- **Additional funding will be allocated for City-wide activates**
  - Additional funding to assess lead-based paint conditions
  - Additional funding to abate or contain lead and/or asbestos materials

Fiscal Year 2007 Highlights (2006 CFP Annual Statement)

- **Additional building systems in poor condition will be funded**
  - Seven additional aging ventilation systems will be addressed
  - Six aging boiler systems will be addressed
  - Eight aging plumbing and/or heating systems will be addressed
  - Worn carpeting at five developments will be replaced
  - Aging windows at Ping Yuen North will be replaced
  - The inadequate electrical system at 4101 Noriega will be upgraded
- **Communities that will receive stabilization funding**
  - Potrero Terrace will receive $150,000
  - Sunnydale will receive $200,000
  - Westside Courts will receive $100,000
  - Westbrook will receive $100,000
  - Potrero Annex will receive $100,000
  - Hunters Point will receive $100,000
  - Alice Griffith will receive $150,000
- **Additional funding will be allocated for City-wide activates**
  - Fire damaged units will be addressed
  - Appliances will be replaced
  - Additional funding for ADA/504 reasonable accommodations

Fiscal Year 2008 Highlights (2007 CFP Annual Statement)

- **Additional building systems in poor condition will be funded**
  - Holly Courts will receive major site and building upgrades
  - 3850 18th Street will receive boiler and plumbing upgrades
  - 1880 Pine will receive major boiler and window upgrades
- **Communities that will receive stabilization funding**
  - Potrero Terrace will receive $150,000
  - Sunnydale will receive $200,000
  - Westside Courts will receive $100,000
  - Westbrook will receive $100,000
  - Potrero Annex will receive $100,000
- **Additional funding will be allocated for City-wide activates**
  - Additional funding to assess lead-based paint conditions
  - Additional funding to abate or contain lead and/or asbestos materials

(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS In Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
Holly Courts	Exterior Lighting	80			80			
	Boilers	180	250 (2001&2)					
	Plumbing	550		250				
	Sewers	120						
	Asbestos Pipes	120		34				
	Electrical	890						
	Fencing	30			30			
	Play Equipment	50			50			
	Windows	640						
	Paving Repairs/Sitework	350			50			
	Interior Modernization	410						
Potrero Terrace	Paving Repairs	640	80 (2002)					
	Play Equipment	40			40			
	Fencing	190			50			
	Exterior Lighting	10			10			
	Plumbing/Boilers/Electrical	25,110	487 (2001)			150	150	150
Sunnydale	Play Equipment	190			190			
	Fencing	50			50			
	Exterior Lighting	40			40			
	Smoke Detectors	10	funded					
	Roof Drainage	10			10			
	Openable Window Grilles	10			10			
	Paving Repairs/Soil erosion repairs	1,630		250	150			
	Plumbing/Electrical	11,070			200	200	200	200
	3 ADA/504 Units	-	funded					
Westside Courts	Smoke Dectors	20			20			
	Play Equipment	80			80			
	Paving Repairs	90			50			
	Exterior Lighting	10			10			
	Plumbing/Electrical	1,550		162			100	100
	ADA/504 Work	-			50			
Westbrook Apts.	Exterior Lighting	70			70			
	Smoke Detectors	10			10			
	Plumbing/Electrical	10,220				100	100	100
	Paving Repairs	360	65 (2002)					
	Fencing	140			50			
	Waterproofing	-		440				
	Decks	-		150				

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PROPOSED SFHA CFP FIVE YEAR PLAN
(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS in Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
Potrero Annex	Childcare Fencing	10			10			
	Roof Drainage	10			10			
	Exterior Decks and Stairs	450		400				
	Smoke Dectors	30			30			
	Openable Window Grilles	10			10			
	Plumbing/Electrical	5,300				100	100	100
	Paving Repairs	450	100 (2001&2)					
	Canopies	120	363 (2002)					
Ping Yuen	Fire Alarm System	50			50			
	Exterior Lighting	240				240		
	Intercom	80				80		
	Play Equipment	80			80			
	Paving Repairs	160			100		60	
	Plumbing	1,240					1,240	
	Windows	4,970					2,340	
	Security Fencing and Gates	-	130 (2002)					
	ADA/504 Work	-		40				
	Ventilation	-		405				
Alemany	Street Fencing	20			20			
	Paving Repairs	90	10 (2001)		90			
	Smoke Dectors	20			20			
	Exterior Resurfacing	20			20			
	Openable Window Grilles	70			70			
	ADA/504 ramps	-	35 (2001)					
Hunters Point A	Exterior Lighting	140			140			
	Fire Escapes	10			10			
	Roof Drainage	10			10			
	Decks and Railing	20			20			
	Exterior Resurfacing	110						
	Plumbing/Electrical	3,980				100	100	100
	Paving Repairs	50	80 (2001)					
	Soil Erosion Control	-	185 (2002)					
JFK Towers	Windows	330				330		
	Intercom	30				30		
	Boilers	1,140				260		
	Ventilation	-					120	
Hunters View	Exterior Lighting	30			30			
	Play Equipment	30			30			
	Fencing	190			50			
	Smoke Dectors	10			10			
	Paving Repairs	920			50			
	Roof Drainage	20			20			
	Plumbing/Electrical	6,240					60	

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(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS in Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
Alice Griffith	Play Equipment	370			280			
	Paving Repairs	1,890	16 (2001)		50			
	Fencing	350			50			
	Exterior Lighting	160			160			
	Openable Window Grilles	50			50			
	Exterior Building Repairs	1,230		720				
	Plumbing/Boilers/Electrical	9,960				150	150	150
	Security Booth	-		19				
Rosa Parks	Paving Repairs	80			80			
	Exterior Resurfacing	240	621 (2001)					
	Roofing	100						
	Intercom	30	20 (2001)		10			
	Emergency Call System	10						
	Smoke Dectors	10			10			
	Ventilation	-					250	
	Elevators	-				600		
Ping Yuen North	Smoke Dectors	10			10			
	Boilers	1,540						300
	Elevators	520			520			
	Windows	3,202						2,100
	ADA/504 Work	-			50			
Valesco (Hayes V.)	Fire Alarm System	30			30			
	Exterior Lighting	10			10			
	Decks and Railing	10			10			
	Boilers	210				50		
	Plumbing	100					50	
Woodside Gardens	Paving Repairs	80			80			
	Fire Alarm System	170			170			
	Intercom	30				30		
	Boilers	740	40 (2002)	250				
	Ventilation	-					130	
	Ranges	-		75				
Mission Dolores	Paving Repairs	10			10			
	Intercom	30		20	10			
	Ventilation	-					120	
	Fire Alarm System	-	121 (2001)					

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PROPOSED SFHA CFP FIVE YEAR PLAN
(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS In Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
990 Pacific	Roofing	10			10			
	Intercom	30				30		
	Boilers	1,050						250
	Range Replacement	-		50				120
	Fire Alarm System	-		125				
1750 McAllister	Exterior Lighting	10			10			
	Intercom	30	20 (2002)			10		
	Plumbing/Heating	200						200
	Emergency Generator	260				210		
	Ventilation	-						120
	Elevators	-			400			
3850 - 18th Street	Smoke Dectors	10	funded					
	Intercom	30				30		
	Boilers	1,650						
	Plumbing	170						
	Emergency Generator	-	20 (2001)			140		
	Fire Alarm System	-		125			130	
Clementina Towers	Paving Repairs	20			20			
	Fencing	10			10			
	Intercom	60	20 (2001)		40			
	Elevators	530				530		
	Concrete Waterproofing	-	1,400 (CDBG)					
	Ventilation	-					250	
1880 Pine	Paving Repairs	10			10			
	Boilers	1,530						
	Window Repairs	370						
	Intercom	-		20		10		
	Ventilation	-					130	
	Fire Alarm System	-		125				
350 Ellis	Fire Alarm System	20			20			
	Smoke Dectors	20			20			
	Exterior Lighting	10			10			
	Ventilation	30			30			
	Elevators	130				130		
	Intercom	20	40 (2001&2)					
	Waterproofing	20		125				

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(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS in Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
666 Ellis	Windows	1,080	150 (2002)					
	Ventilation	30			30			
	Trash Compactor	300						
	Fire Alarm System	-		125				
345 Arguello	Carpeting	10						10
	Ventilation	-						60
462 Duboce	Boilers	80						80
	Heating	50						50
	Interior Stairs	40			40			
	Intercom	-	20 (2001)		10			
	Ventilation	-					60	
75-77 Coleridge	Structural Repairs	10			10			
	Garage Doors	10			10			
	Exterior Siding	10			10			
	Interior Stairs	10			10			
101-103 Lundys	Exterior Siding	30			30			
	Roof Drainage	10			10			
	Retaining Wall	10			10			
	Decks and Railing	10			10			
	Smoke Dectors	10	funded					
	Interior stairs	50			50			
	Plumbing	10			10			
25 Sanchez	Roofs	20			20			
	Intercom	110	20 (2002)			50		
	Boilers	520						250
	Elevators	100				100		
	Carpeting	20						20
	Emergency Generator	-	120 (CDBG)			40		
	Ventilation	-						120

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PROPOSED SFHA CFP FIVE YEAR PLAN
(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS In Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
1760 Bush	Intercom	30				30		
	Elevators	660				660		
	Ventilation	370				370		
	Plumbing	100						100
	Emergency Generator	-	180 (2001)					
	Fire Alarm System	-		125				
275 Thrift	Roof Drainage	10	13 (2001)					
	Exterior Fencing	10			10			
4101 Noriega	Plumbing/Heating	80						80
	Roof Drainage	10			10			
	Electrical	90						90
	Intercom	30				30		
	Exterior Resurface	10				80		
363 Noe	Windows	10				10		
	Ventilation	-					50	
200 Randolph	Fencing	10			10			
	Intercom	80				80		
	Roofing	20			20			
	Exterior Stairs	10			10			
	Exterior Lighting	-			10			
Great Highway	Smoke Dectors	10	funded					
	Heating	20					20	
	Exterior Resurfacing	20					80	
2698 California	Intercom	30	20 (2001)			10		
	Ventilation	110				110		
	Plumbing	170						170
	Emergency Generator	-	20 (2001)		140			
	ADA/504 Work	-		40				
227 Bay	Intercom	30				30		
	Elevators	100				100		
	Plumbing	90						90
	Carpeting	60						60
	Ventilation	-						70
491 - 31st Avenue	Intercom	110	20 (2001)			10		
	Carpeting	70						70
	Fencing	20			20			
	Ventilation	-						100

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(FISCAL YEAR 2003 - 2007)

DEVELOPMENT	IDENTIFIED URGENT PHYSICAL NEEDS	DLR COSTS In Thousands	FUNDS REMAINING from FY 2001 / 2002	FY 2003 2002 CFP Annual Statement	FY 2004	FY 2005	FY 2006	FY 2007
939 Eddy	Exterior Walls	10			10			
	Roofs	80			80			
	Intercom	70				70		
	Boilers	540						280
	Carpeting	40						40
	Heating	40						40
951 Eddy	Comprehensive Upgrades	-			1,300			
430 Turk	Intercom	30	20 (2001)			10		
	Elevators	90			90			
	Fire Alarm System	280				280		
	Boilers	220						220
	Plumbing	40						40
	Ventilation	-						120
	Emergency Generator	-	375 (2002)					
San Jule	Exterior Lighting	10			10			
	Exterior Resurfacing	30	40 (2002)					
Robert Pitts	Exterior Lighting	10			10			
	Fire Alarm System	470	600(2002)			470		
	Smoke Dectors	20			20			
	Paving Repairs	20			20			
	Exterior Resurfacing	80			80			
	Play Equipment	30			30			
City-Wide Items	Toxic Test/Abate/Contain	-	1,428 (2001&2)	709			500	
	Elevator upgrades	-		200				
	Improve Exterior lighting			100				
	Smoke Detectors	-		600				
	Fire Exit Signs	-		50	100	100	100	
	Fire Units/Appliances/ADA	-	888 (2001&2)	639		440		440
	Urgent Capital Items Totals	116,062		6,373	6,590	6,590	6,590	6,590
Non-Capital Items	Management Improvements			3,150	3,140	3,140	3,140	3,140
	Operating Budget Contribution			3,150	3,140	3,140	3,140	3,140
	Capital Program Administrative Costs			1,725	1,570	1,570	1,570	1,570
	Capital Program Fees and Costs			1,302	1,260	1,260	1,260	1,260
	Emergency Capital Fund Allocation Payback			-	-	-	-	-
	Non-Capital Work Items Totals			9,327	9,110	9,110	9,110	9,110
	Projected Capital Fund Allocation			**15,700**	**15,700**	**15,700**	**15,700**	**15,700**

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FY 2003 to 2007 Capital Items Budgeted Total: $31,090,000

10. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]
Applicability of component 8: Section 8 only PHAs are not required to complete this section.

1. **X Yes** ☐ No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If "No", skip to component 9; if "yes", complete one activity description for each development.)

2. Activity Description

☐ Yes **X No:** Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If "yes", skip to component 9. If "No", complete the Activity Description table below.)

Demolition/Disposition Activity Description
1a. Development name: 275 Thrift Street 1b. Development (project) number: CAL 1-33
2. Activity type: Demolition ☐ Disposition X
3. Application status (select one) Approved ☐ Submitted, pending approval ☐ Planned application X
4. Date application approved, submitted, or planned for submission: September, 2002
5. Number of units affected: 1 6. Coverage of action (select one) ☐ Part of the development 1 Total development
7. Timeline for activity: a. Actual or projected start date of activity: March, 2004 b. Projected end date of activity: August, 2004

8. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]
Applicability of component 8: Section 8 only PHAs are not required to complete this section.

1. **X** Yes ☐ No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If "No", skip to component 9; if "yes", complete one activity description for each development.)

2. Activity Description

Yes **X** **No**: Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If "yes", skip to component 9. If "No", complete the Activity Description table below.)

Demolition/Disposition Activity Description
1a. Development name:101 & 103 Lundy Lane 1b. Development (project) number: CAL - 130
2. Activity type: Demolition ☐ Disposition X
3. Application status (select one) Approved ☐ Submitted, pending approval ☐ Planned application X
4. Date application approved, submitted, or **planned for submission**: September, 2002
5. Number of units affected: 2 6. Coverage of action (select one) ☐ Part of the development X Total development
7. Timeline for activity: a. Actual or projected start date of activity: March, 2004 b. Projected end date of activity: August, 2004

9. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]
Applicability of component 8: Section 8 only PHAs are not required to complete this section.

1. **X Yes** ☐ No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If "No", skip to component 9; if "yes", complete one activity description for each development.)

2. Activity Description

☐ Yes **X No:** Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If "yes", skip to component 9. If "No", complete the Activity Description table below.)

Demolition/Disposition Activity Description
1a. Development name:75-77 Coleridge 1b. Development (project) number: CAL 1 - 29
2. Activity type: Demolition ☐ Disposition X
3. Application status (select one) Approved ☐ Submitted, pending approval ☐ Planned application X
4. Date application approved, submitted, or planned for submission: September, 2002
5. Number of units affected: 2 6. Coverage of action (select one) ☐ Part of the development X Total development
7. Timeline for activity: a. Actual or projected start date of activity: March, 2004 b. Projected end date of activity: August, 2004

6/1/02

22.0 HOME OWNERSHIP OPTION

The Section 8 Home Ownership Assistance (HOA) Program final rule implements an amendment to the regulations for the Section 8 tenant-based rental voucher program at 24 Code of Federal (CFR) part 982, and is added as a new "special housing type," under Subpart M. The amendments implement Section 8(y) of the United States Housing Act of 1937, as amended by Section 555 of the Quality Housing and Works Responsibility Act of 1998. Section 8(y) authorizes a Public Housing Agency (PHA) to provide tenant based assistance for an eligible family that purchases a dwelling unit that will be occupied by the family. Homeownership assistance offers a new option for families that receive Section 8 tenant based assistance.

The San Francisco Housing Authority (SFHA) hereby establishes and shall administer the HOA program in accordance with the rules and regulations outlined in the 24 CFR Section 982. Following are the policies and procedures for the operation of the SFHA HOA Program that will govern the operation of the HOA program for the SFHA and are included in the Section 8 Administrative Plan.

The SFHA shall establish a Home Ownership Advisory Committee to assist with the development of the SFHA's HOA program to include representatives from the following agencies:

San Francisco Mayor's Office of Housing
San Francisco Redevelopment Agency
San Francisco Housing Development Corporation
Bank of America Community Reinvestment
San Francisco Board of Realtors
Housing Conservation and Development Corporation
Federal Home Loan Bank of San Francisco

The SFHA reserves the right to open the Section 8 Wait List in order to permit interested applicants to apply to the Section 8 Program for purposes of participating in the Section 8 Homeownership Program. Priority will be given to families with Certificates of Displacement due to activities of the San Francisco Redevelopment Agency (SFRA).

In addition, applicants who are on the Section 8 wait list may be accelerated to the top of the wait list for certification if they possess an SFRA Certificate of Displacement in order to participate in the Section 8 Homeownership Program.

ALSO HOMEOWNERSHIP IN HOPE VI

SAN FRANCISCO
HOUSING AUTHORITY

RESIDENT COMMENTS SUMMARY

SFHA RESIDENT SURVEY FY-2002

1. What needs to be done: in your apartment	
(a) tubs & sink refinishing	175
stove	53
kitchen	40
(b) handrails	120
exterior lighting	55
elevators and ventilation	45
© landscaping, perimeter fencing	38
2. Unit Maintenance	
Have you requested maintenance service for your unit in the past year?	
Were you satisfied with the telephone service when you called the SFHA to request repair work?	
(a) Yes	413
No	378
Were you satisfied with the response time of the repair work you requested?	
(b) Yes	402
No	393
Were you satisfied with the quality of the repair work?	
© Yes	374
No	356
3. SFHA Staff Communication (Property Manager)	
Have you visited your property office with a concern, issue, question in the past year?	
Yes	188
No	309
Was SFHA staff courteous?	
(a) Yes	518
No	494
Was SFHA responsive to you?	
(b) Yes	510
No	497
Was SFHA staff knowledgeable about the concern, issue, or question that you raised?	
© Yes	511
No	312
4. Safety What are the safety issues in your community? Please check the items below that you think apply to the development in my development you live in:	
Crime is not a problem in my development	80
Bad lighting	30
Illegal drug activity	194
Presence of non-residents in my development	152
Vacant and boarded-up units	101
Slow/non-existent police response	148
Other - please explain	
The SFHA Needs Section 8 program participants input for the 2002 Annual Plan Please take a minute to answer these questions:	
1. Please indicate which recertification process you process you prefer:	
Office	204
Home	154
Mail In	309
2. The Section 8 office on 1237 Van Ness Avenue is open Thursday evening until 8 p.m. Do you find this service:	
Very helpful	307
Not helpful	211
3. Are yo interested in the SFHA Homeownership Program?	
Yes	352
No	113

ENGLISH	429
SPANISH	46
CHINESE	115
RUSSIAN	80
VIETNAMESE	35
TOTAL	705

1. What needs to be done: in your apartment	1	1	1	1	1	1	1	1	1	1	1		1	1	1	1	1	1	1	1	1	1	1	1		1	1		1		1	1		1	1	1	1	1	1	1	1
(a) tubs & sink refinishing					1	1		1		1					1		1			1		1					1										1		1	1	
stove																1	1					1	1																1		
kitchen					1	1									1		1					1	1						1										1		
b) handrails	1					1				1					1		1					1	1						1												
exterior lighting															1		1	1	1			1	1																		
elevators and ventilation															1		1				1	1	1			1													1		
© landscaping, perimeter fencing	1		1			1								1	1		1																								
2. Unit Maintenance																																									
service for your unit in the past year?																																									
telephone service when you called the SFHA to request repair work?																																									
(a) Yes			1	1			1	1		1	1				1			1		1		1				1	1			1									1	1	1
No	1	1			1	1										1	1		1				1						1			1		1				1			
response time of the repair work you requested?																																									
(b) Yes		1	1					1		1	1							1	1							1	1					1		1					1		
No	1			1	1	1									1					1		1	1							1								1		1	1
of the repair work?																																									
© Yes		1	1			1	1	1		1	1				1			1	1							1				1		1		1					1		1
No	1			1	1																	1	1															1			
3. SFHA Staff Communication (Property Manager)																																									
office with a concern, issue, question in																																									
Yes	1		1		1	1	1	1			1		1	1	1		1			1			1						1	1		1									1
No		1		1					1	1						1		1	1			1				1	1				1			1	1		1	1	1	1	
Was SFHA staff courteous?																																									
(a) Yes	1		1		1	1	1	1		1	1		1	1	1		1		1	1			1			1			1			1		1					1		
No				1																										1								1			1
Was SFHA responsive to you?																																									
(b) Yes			1		1		1	1		1	1		1		1				1	1									1			1		1					1		
No				1		1								1			1													1								1			1
about the concern, issue, or question that																																									
© Yes	1				1					1									1	1				1					1	1				1					1		
No				1		1		1							1		1														1									
What are the safety issues in your community? Please check the items below that you think apply to the development in my																																									
ne is not a problem in my development		1								1	1				1			1					1	1							1							1			
Bad lighting						1				1				1	1				1	1				1														1		1	
Illegal drug activity				1		1		1		1				1	1		1			1				1		1												1			
ce of non-residents in my development										1				1	1		1		1							1												1			
Vacant and boarded-up units										1																															
Slow/non-existent police response						1				1										1																					
Other - please explain						1											1						1																		1
participants input for the 2002 Annual Plan Please take a minute to answer		1	1	1	1	1		1	1	1		1	1	1	1	1		1	1	1		1	1	1	1			1		1	1	1	1	1	1	1	1	1	1		
recertification process you process you prefer:																																									
Office		1													1				1	1			1							1		1		1			1		1		
Home				1	1													1						1						1					1	1					
Mail In			1			1		1	1	1	1	1	1	1		1	1					1			1			1		1	1	1	1					1			
Van Ness Avenue is open Thursday evening until 8 p.m.. Do you find this	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
Very helpful		1		1	1	1		1		1	1	1	1	1	1	1	1		1	1		1	1	1				1		1		1	1	1	1	1			1		
Not helpful			1																						1												1				
3. Are yo interested in the SFHA Homeownership Program?																																									
Yes				1	1	1		1	1			1		1		1	1			1		1	1	1	1			1		1	1	1		1	1	1		1			
No			1							1	1				1			1															1				1		1		
Other Comments:																																									

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1								1									1								1				1		1						1									15	
																																															874

Residents Survey Summary

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS
Cal 1-1, **Holly Courts**		
146 Appleton Ave.	1. Improve outside lighting 2. Improve fencing	1. Improve response to maintenance repair calls. 2. Reinforce security at the site
Cal 1-2 **Potrero Terrace**		
Cal 1-3 **Sunnydale**		
Cal 1-4 **Valencia Gardens**		
Cal 1-8 **Westside Courts**		
Cal 1-9 **Westbrook**		
Cal 1-10 **Potrero Annex**		
Cal 1-11 **North Beach**		

Residents Survey Summary

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS
Cal 1-15 **Ping Yuen**		
711 Pacific Ave. #216		1. Would like information on SFHA Homeownership program, translated in Chinese. 2. Would like to be transferred to the new buildings between Eddy and Laguna.
Cal 1-16 **Alemany**		
Cal 1-17A **Hunter's Point**		
Cal 1-18(1) **JFK Towers**		
2451 Sacramento St. #1102	1.Concerned about seismic safety of the building, especially the balconies. 2. Windproof backyard patio.	1. Rethink age grouping of residents at developments: mix senior residents with younger residents, creates opportunities for interaction.
Cal 1-18(3) **Hunter's View**		
Cal 1-18(4) **Alice Griffith**		
Cal 1-18(5) **Rosa Parks**		

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS

Cal 1-18(6)
Ping Yuen North

846 Pacific Ave. #E	1. Increase space for parking	1. Reinforce security

Cal 1-18(7)
Hayes (Velasco)

Cal 1-18(10)
Woodside Gardens

Cal 1-18(13)
Mission Dolores

Cal 1-19(1)
990 Pacific Ave.

990 Pacific Ave. #402		
990 Pacific Ave. #314		1. Improve SFHA telephone service.
990 Pacific Ave.		

Cal 1-19(2)
1750 McAllister

1750 McAllister St. #804	1. Upgrade elevators	1. More security guards needed
1750 McAllister St. #305	1. Upgrade elevators	1. Provide different language options for telephone service.
1750 McAllister St. #308	1. Upgrade elevators	

Cal 1-20
3850 18th Street

3850 18th St.		1. Building needs a security guard at night.
3850 18th St. #306	1. All units on north side have noisy heating pipes, pressure problems.	1. Improve security.

Cal 1-21
320/330 Clementina

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS
320 Clementina #110	1. Improve ventilation. 2. Elevators need work.	1. Improve security.
320 Clementina #406		1. Presence of non-residents: security guard needed for 320 Clementina. 2. Clementina staff of 2 manages 3 other senior buildings: need more staff to handle daily requests from residents.
320 Clementina #708	1. Elevators often out of service.	
320 Clementina #1018	1. Elevators often out of service.	1. Current female security guard is not a good worker: infringes upon residents' rights.
330 Clementina #1315		
320 Clementina #812	1. Bad lighting.	1. Crime is not a problem in this development.
320 Clementina #614		
330 Clementina #703	1. Elevators often out of service.	
330 Clementina #1001	1. Elevators often out of service.	
320/330 Clementina		
320/330 Clementina		
320/330 Clementina	1. Elevators often out of service.	1. Need more bilingual staff for easy communication.
320/330 Clementina	1. Elevators often out of service. No one comes to repair them.	
320/330 Clementina	1. Elevators often out of service.	
320/330 Clementina	1. Elevators often out of service. 2. Everything is too old, break again after repairs.	
320/330 Clementina	1. Elevators often out of service.	
320/330 Clementina	1. Elevators often out of service.	
320/330 Clementina	1. Elevators often out of service.	
320/330 Clementina	1. Elevators often out of service.	
320/330 Clementina		1. Not satisfied with SFHA telephone service.
320/330 Clementina	1. Handrails in elevators are broken. 2. Nobody takes care of the plants.	1. Improve security.
320/330 Clementina	1. Street lighting doesn't work. 2. Handrails in elevators are broken. 3. Improve landscaping.	1. Improve security.

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS
Cal 1-23 **1880 Pine Street**		
1880 Pine St. #1102		1. Security guard needed at night.
Cal 1-27 **350 Ellis Street**		
Cal 1-28 **666 Ellis Street**		
Cal 1-29 **345 Arguello Street**		
Cal 1-30A **462 Duboce Ave.**		

Residents Survey Summary

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS
Cal 1-30B 75-77 Coleridge Street		
Cal 1-30C 101-3 Lundys Lane		
Cal 1-31 25 Sanchez Street		
Cal 1-32 1760 Bush Street		
Cal 1-33 275 Thrift Ave.		
Cal 1-34 4101 Noriega Street		
4101 Noriega St. #4	1. Clean ventilation system, too much dust. 2. Repair rotting backyard fence.	
Cal 1-34 363 Noe Street		
363 Noe St #38	1. Install a security fence around the parking area.	1. Improve security at laundry facility.

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS

Cal 1-34
4200 Randolph Ave.

Cal 1-35
2206-68 Great Highway

Cal 1-35
2698 California Street

Cal 1-36
227 Bay Street

227 Bay Street		1. Homeless sleep in front of the door, make the development dirty.
227 Bay Street	1. Improve landscaping.	1. Homeless sleep in front of the door, make the development dirty.
	2. Install a gate in front of the building entrance to keep out homeless.	
227 Bay Street	1. Improve landscaping.	1. Homeless sleep in front of the door, make the development dirty.
	2. Install a gate in front of the building entrance to keep out homeless.	
227 Bay Street	1. Install a gate in front of the building entrance to keep out homeless.	1. Homeless sleep in front of the door, make the development dirty.
227 Bay Street		1. Slow/non-existent police response.
227 Bay Street #105		2. Homeless sleep in front of the door.
227 Bay Street #102		
227 Bay Street #103	1. Exercise equipment for the elderly. 1. Flower stands for the garden patios.	

Cal 1-37
491 31st Avenue

491 31st Ave. #306		

SITE NAME	PHYSICAL IMPROVEMENTS	MANAGEMENT IMPROVEMENTS
Cal 1-39A 939 Eddy Street		
939 Eddy St. #303	1. New carpeting	1. SFHA generally responsive to requests, except the request for new carpet. 2. Presence of non-residents: security guard is needed, there have been burglaries.
Cal 1-39B 951 Eddy Street		
Cal 1-41 430 Turk Street		
430 Turk St. #812	1. Repair small elevator: constantly out of order. 2. Provide storage space for boxes.	
430 Turk St. #201	1. Provide cable TV.	
Cal 1-42 Saint Jules Apts.		
Cal 1-43 Robert B. Pitts Plaza		
PH WIDE		

SAN FRANCISCO HOUSING AUTHORITY
1938

2. RESIDENT'S COMMENT FORMS

SAN FRANCISCO
HOUSING AUTHORITY

2002 CAPITAL FUND PROGRAM SUBMITTAL

RESIDENT COMMENTS

To: Mary Bulota-Kane
Planning and Program Development
From: Philip Tam
Property Manager, Clementina office
Subject: Input for the 2002 Annual plan
Date: 4/16/02

Please consider the following improvements needed for Clementina, 990 Pacific Ave and 227 Bay St. developments.

320/330 Clementina

1. Waterproofing/building exterior painting.
2. Modify intercom system
3. Elevator upgrading.

990 Pacific Ave.

1. Waterproofing/building exterior painting.
2. Electric stove upgrading.
3. Modify existing window bar system on ground floor.

227 Bay Street.

1. Upgrade kitchen ventilation system.
2. Upgrade heating system.
3. Beautify garden.
4. Fence off large opening ncext to front entrance.

Philip Tam

cc: District 3

RECEIVED
APR 17 2002
MODERNIZATION/CONSTRUCTION

To: Mary Bulota-Kane
Planning adn Program Development
From: Philip Tam
Property Manager, Clementina office
Subject: Residents input
Date: 3/26/02

Please consider the following improvements needed for 2698 California Street development.

1. Repave concrete at front entrance.
2. Install security camera.
3. Install new intercom system.
4. Upgrades elevator.
5. Replacement of front entrance door.
6. Install benches and tables at back yard.
7. Computer training machines.

Attached also copy of letter of comments and recommendations from Ms. Tatiana Gievant, President of 2698 California Street Tenants Association.

If you have any question, please call me at 904-7602.

Philip Tam

cc: District 3
Ron Fazzio

To: Mary Bulota-Kane
Planning adn Program Development
From: Philip Tam
Property Manager, Clementina office
Subject: Residents input
Date: 3/26/02

Please consider the following improvements needed for 2698 California Street development.

1. Repave concrete at front entrance.
2. Install security camera.
3. Install new intercom system.
4. Upgrades elevator.
5. Replacement of front entrance door.
6. Install benches and tables at back yard.
7. Computer training machines.

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Philip Tam

cc: District 3
Ron Fazzio

RECEIVED
MODERNIZATION/CONSTRUCTION

To: .Mary Bulota-Kane
Planning and Program Development
From: Philip Tam
Property Manager, Clementina office
Subject: Resident input
Date: 4/16/02

Enclosed please find copies of the comment forms filled out by residents at 227 Bay Street.

If you have any question, please call me at 904-7600.

Philip Tam

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

____

____

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

____

____

c) in your development (Example: landscaping, perimeter fencing, etc.)

____

____

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☑Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☑Yes ☐No, because ______________________________

____

b) Were you satisfied with the response time of the repair work you requested?

☑Yes ☐No, because ______________________________

____

c) Were you satisfied with the quality of the repair work?

☑Yes ☐No, because ______________________________

____

____

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No

a) Was SFHA staff courteous?

☐Yes ☐No, because ______________________________

____

b) Was SFHA responsive to you?

SAN FRANCISCO HOUSING AUTHORITY

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   OK

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
   OK

   c) in your development (Example: landscaping, perimeter fencing, etc.)
   OK

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☑No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☐Yes ☐No, because

   b) Were you satisfied with the response time of the repair work you requested?
   ☐Yes ☐No, because

   c) Were you satisfied with the quality of the repair work?
   ☐Yes ☐No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No
   a) Was SFHA staff courteous?
   ☐Yes ☐No, because

   b) Was SFHA responsive to you?
   ☐Yes ☐No, because

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

toilet flushing problem, sink clog, carpet need to be changed
kitchen sink clog, fridge problem

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☐Yes ☑No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☐Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☐Yes ☐No, because

c) Were you satisfied with the quality of the repair work?
☐Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No

a) Was SFHA staff courteous?
☐Yes ☐No, because

b) Was SFHA responsive to you?
☐Yes ☐No, because

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SAN FRANCISCO HOUSING AUTHORITY

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三藩市房管局二零零二年年度計劃
居民意見問卷

① when I turn on my suction fan while cooking, that is oil drop off to my cook. ② when I flush the toilet, water won't stop.

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

①廚房上方抽油煙机，当使用時旋轉時会漏油滴到炒菜鍋內 ②抽水馬桶用後按鈕冲水，水会一直不

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 a) I have requested for light, plumb, and heater repair services for many time, but ~~not~~ no action of repair.

2 單位維修

去年你有要求單位維修服務嗎？□有□沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲修電灯，自来水服務
唯最重要的暖气(Heater)自然坏損，多次電話請修，有应，但無行動.

b) 你對你要求修理工作的回應時間滿意嗎？
□是□不是，因爲

c) 你對修理工作的質量滿意嗎？ Most is satisfy, only heater took too long
□是□不是，因爲多數滿意，唯独暖气維修拖延太

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是

a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

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三藩市房管局二零零二年年度計劃
居民意見問卷

227 Bay st #105. Kitchen is OK. but I saw a big crack when I sit on the toilet and look up. It is very danger. please repair.

1 有需要改善的地方：
a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

227 Bay ST#105号房，厨房没有问题，但是厕所有问题，坐上厕所抬起头便见到有一大条的裂痕，有时不安会发生意外，危险非常，请你们尽快修理

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

各样，很好，It is good.

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

周围几安全 It is safe

2 單位維修
去年你有要求單位維修服務嗎？☑有□沒有
a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲 满意
satisfy

b) 你對你要求修理工作的回應時間滿意嗎？
□是□不是，因爲
务满意 satisfy

c) 你對修理工作的質量滿意嗎？
□是□不是，因爲 satisfy
非常之满意

3 三藩市房管局工作人員的溝通(經理辦公室)
去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是
a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲 有礼貌
Courteous

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SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • TELEPHONE (415) 554-1200

三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

没有 None

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

没有 None

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

没有 None

2 單位維修

去年你有要求單位維修服務嗎？□有☒没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲没有回应（不满意）
No response (not satisfy)

b) 你對你要求修理工作的回應時間滿意嗎？
□是□不是，因爲从没有人修理
No one comes to repair

c) 你對修理工作的質量滿意嗎？
□是□不是，因爲普通 It is ok

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是

a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲没有拜访过. Never visited

1. 我们居住的地方. 227 BAY ST. 一樓花圃.(花园)
没有装置花架. 花盆只放在地上. 乱七八糟.
很不好看. 希望装一花架. 可以摆设盆花.

2. 希望購置一些運動器材. 例如一二架固定单車、
给老人腳踏運动、使双足有力. 减輕酸痛、
增進健康.

3. 我居住的房间地毯, 自1987年4月至今已将15年.
很殘舊. 希望能给予换一新地毯.

4. 我房内的洗碗洗滌槽很舊. 希望给予换一新的.
保持衛生清潔、

1. We live at 227 Bay st. There is a little garden on first floor without
a flower stand, so all plants leave on the floor, so mess. Wish to have
a flower stand.

2. We wish to have some exercise machines for our elderly to do
so exercise.

3. My carpet in my room is so old almost 15 years never been changed
since 1987 of April. wish to
have a new replace.

4. ~~All~~ my Kitchen sink is old
need change too.

227 BAY ST. 103 #

yuan Shin you

APR. / 10 / 2002.

b) 三藩市房管局工作人員回應你嗎？
□是□不是，因爲________________________________

c) 三藩市房管局工作人員對你提出的顧慮，或問題夠專業嗎？
□是 □不是，因爲________________________________

4 安全
在你社區内有什麼安全問題？請在下面項目打勾假如你認爲它適用到你居住的社區内：
□ 在我的社區沒有罪行問題
□ 燈光很差
□ 非法的毒品活動
□ 非居民在我的社區出現
□ 空置及封蓋單位
□ 慢/沒有實在的警察負責
□ 其他-請說明：~~在正門之側凹入地方，常有無家者在~~
~~露宿，把地方弄污，致有惡臭，出入殊為不便~~
如一開門或把
~~原，有閉門推[illegible]在門一起[illegible]~~

There are always homeless people sleep at the side front door make the place so dirty.

SFHA 2002年年度計劃
第八段房屋計劃參加者意見問卷

1. 請表明你喜歡哪一個重新憑證的程序(recertification process)：
   □ 辦公室
   □ 在家
   □ 郵寄

2. 在1237 Van Ness Avenue的第八段房屋辦公室星期四晚上辦公到晚上八點。你覺得這個服務：
   □ 非常有幫助
   □ 沒有幫助

3. 你對三藩市房管局的住客置業計劃感興趣嗎？
   □是 □不是

4. 其他意見：

____

____

感謝你提供你的意見幫助我們回應你的需要。

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

已妥善 ✓ It is ok

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

✓

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

花園要改善 lanscaping

2 單位維修

去年你有要求單位維修服務嗎？□有□没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？

☑是 □不是，因爲

c) 你對修理工作的質量滿意嗎？

□是☑不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是

a) 三藩市房管局工作人員有禮貌嗎？

□是□不是，因爲 ✓ The side door of the building need improve put some fence or something

④ 本屋側門要改善加些欄杆或類似作出

安全问題：

在正门之側凹入地方，常有无家者在此露宿，把地方弄污致有恶臭，出入殊为不便，如能加一闸门，或把原有闸门推出與正门一起看齊，至为妥善，敬希房屋局加以注意参詳为盼。

Safety problem:

There is a hollow place at the side of front door and homeless people stay there for the night mess up the place so smell. May be SFHA can put a gate or something to improve it.

To: Mary Bulota-Kane
Planning and Program Development
From: Philip Tam
Property Manager, Clementina office
Subject: Resident input
Date: 4/16/02

Enclosed please find copies of the comment forms filled out by residents at 990 Pacific Ave.

If you have any question, please call me at 904-7600.

Philip Tam

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KING YING Le
APT 402
990 PACIFIC A
S. F.

三藩市房管局二零零二年年度計劃
居民意見問卷

① Last year my refrigerator was replace but didn't put back in the same place, please put back to the place under the kitchen cabinet. ② Water leak in kitchen sink. ③ stove knob doesn't work.

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

① 去年換了雪櫃沒有放回原位希望設法把它放回廚櫃下面為要。② 廚房盆水頭漏水 ③ 爐制壞了

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？□有□没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是 □不是，因爲

c) 你對修理工作的質量滿意嗎？
□是□不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是

a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

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FUNG WUN G

990 Pacific Ave. #314

三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

b)在你居住的樓宇內(例如：[✓ 扶手]，外面燈光，電梯和通風，等等)

I am handicap person, need handrail

因我是殘障人仕，需要扶手

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？☑有□沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

□是□不是，因爲 甚不滿意，沒有人接電話

Very unsatisfy, no one answer the phone

b) 你對你要求修理工作的回應時間滿意嗎？

□是☑不是，因爲 不滿意

unsatisfy

c) 你對修理工作的質量滿意嗎？

□是□不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是

a) 三藩市房管局工作人員有禮貌嗎？

□是□不是，因爲

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   Kitchen cabinets, stove

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

   c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☒Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☒Yes ☒No, because

   b) Were you satisfied with the response time of the repair work you requested?
   ☐ Yes ☒No, because Slow

   c) Were you satisfied with the quality of the repair work?
   ☒Yes ☐No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No
   a) Was SFHA staff courteous?
   ☒Yes ☐No, because

   b) Was SFHA responsive to you?
   ☒Yes ☐No, because

To: Mary Bulota-Kane
Planning and Program Development
From: Philip Tam
Property Manager, Clementina office
Subject: Resident input
Date: 4/16/02

Enclosed please find copies of the comment forms filled out by residents at 320/330 Clementina St.

If you have any question, please call me at 904-7600.

Philip Tam

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

   tubs refinishing

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.) handrails in elevators, not worked ventilation and hiter

   c) in your development (Example: landscaping, perimeter fencing, etc.)

   not tending from the plants

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ~~☒~~Yes ☑No, because Not worked ventilation and my hiter formerly.

   b) Were you satisfied with the response time of the repair work you requested?
   ☐Yes ☐No, because

   c) Were you satisfied with the quality of the repair work?
   ☐Yes ☑No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No
   a) Was SFHA staff courteous?
   ☐Yes ☐No, because

   b) Was SFHA responsive to you?
   ☐Yes ☐No, because

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

NOTHING

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

NOTHIN

c) in your development (Example: landscaping, perimeter fencing, etc.)

NOTHING

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☒Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☒Yes ☐No, because ____________________

b) Were you satisfied with the response time of the repair work you requested?

☒Yes ☐No, because ____________________

c) Were you satisfied with the quality of the repair work?

☒Yes ☐No, because ____________________

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No

a) Was SFHA staff courteous?

☒Yes ☐No, because ____________________

b) Was SFHA responsive to you?

☒Yes ☐No, because ____________________

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

heater not working for several years
Repaired many times but never fixed

b) in your building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☑Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☑Yes ☑No, because they always put on hold for long then follow dial tone

b) Were you satisfied with the response time of the repair work you requested?

☑Yes ☑No, because

c) Were you satisfied with the quality of the repair work?

☑Yes ☑No, because my heater never fixed.

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No

a) Was SFHA staff courteous?

☑Yes ☐No, because

b) Was SFHA responsive to you?

☑Yes ☐No, because

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

my oven does not work anymore

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

the elevators always needs fixing

c) in your development (Example: landscaping, perimeter fencing, etc.)

NA

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☑Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☑Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?

☑Yes ☐No, because

c) Were you satisfied with the quality of the repair work?

☑Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No

a) Was SFHA staff courteous?

☑Yes ☐No, because

b) Was SFHA responsive to you?

☑Yes ☐No, because

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

Nil

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

Both Elevators are (on & off) breaking down

c) in your development (Example: landscaping, perimeter fencing, etc.)

O.K.

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☐Yes ☒No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☐Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?

☐Yes ☐No, because

c) Were you satisfied with the quality of the repair work?

☐Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No

a) Was SFHA staff courteous?

☒Yes ☐No, because

b) Was SFHA responsive to you?

☐Yes ☐No, because O.K

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

320 APT 406 爐頭殘舊不堪.有裂縫等等,要求更換 Stove at 320 ~~Apt~~ 406 is very old, require replace.

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？□有□沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是 □不是，因爲

c) 你對修理工作的質量滿意嗎？
□是□不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是

a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

SAN FRANCISCO HOUSING AUTHORITY

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812

三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

✓ a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

✓ b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

✓

2 單位維修

去年你有要求單位維修服務嗎？☑有□沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

✓ □是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？

☑是□不是，因爲

c) 你對修理工作的質量滿意嗎？

☑是□不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？☑是□不是

a) 三藩市房管局工作人員有禮貌嗎？

☑是□不是，因爲

Sui Fam Yip 葉瑞芬

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：
a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

沒有。 No

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

沒有。 No

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

沒有。 No

2 單位維修　去年沒有,今年有　last year NO This year Yes
去年你有要求單位維修服務嗎？□有☑沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
☑是 □不是，因爲 我是2月搬進來的新住戶. 2月底搬進來 3月份打過兩次電話維修. I am a new resident. I moved in on February, On March called for maintenance twice.

b) 你對你要求修理工作的回應時間滿意嗎？
☑是 □不是，因爲 都是在當天來修理的. Come for repair the same day

c) 你對修理工作的質量滿意嗎？
☑是 □不是，因爲 修理工作很認真. Work is conscientions

3 三藩市房管局工作人員的溝通(經理辦公室)
去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是

a) 三藩市房管局工作人員有禮貌嗎？
□是 □不是，因爲 我是新住戶 還沒遇到問題找經理辦公室 I am new resident, have no opportunity to visit property office yet

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三藩市房管局二零零二年年度計劃
居民意見問卷

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1 有需要改善的地方：
a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)
希望廚房添加抽氣 wish to have extra ventilation in kitchen.

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修
去年你有要求單位維修服務嗎？☑有□沒有
a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是☑不是，因爲 因修理工作程序緩慢
The maintenance work process slow.

c) 你對修理工作的質量滿意嗎？
☑是□不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)
去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？☑是 □不是
a) 三藩市房管局工作人員有禮貌嗎？
☑是□不是，因爲

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

Heater not warm enough

b)在你居住的樓宇内(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區内(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？□有☒没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

□是□不是，因爲________

b) 你對你要求修理工作的回應時間滿意嗎？

□是□不是，因爲________

c) 你對修理工作的質量滿意嗎？

□是□不是，因爲________

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？☑是□不是

a) 三藩市房管局工作人員有禮貌嗎？

☒是□不是，因爲________

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三藩市房管局二零零二年年度計劃
居民意見問卷

a) ① Stove has been used for more than twenty years need replacement because i doesn't work all the time but can't get it promptly. ② No ventilating fan in kitchen. Stove is so oily not easy to clean

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

① 需要换炉头，因已用廿十多年，很旧而且经常坏，又得不到及时修理，极不方便 ② 无抽烟机，做成炉头附近都是油污很容易清洗。

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

电梯是一个最大的问题，三几天就总有一架不能升降，而有时震动得很利害，有时在半空中停顿，逢星期六日无人修理，造成上下不

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

b) elevator is the big problem, It is out of service so often. Sometimes you can feel it shake strongly or stop in the middle, No one come to fix on weekend. It is very unconvenience.

2 單位維修

去年你有要求單位維修服務嗎？☑有□没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

□是□不是，因爲 我未直接打过电话到房管局，都是通知○办公职员帮助。

2a) I didn't make any phone call. I always go directly to property office staff.

b) 你對你要求修理工作的回應時間滿意嗎？

□是□不是，因爲 对回应时间极不满意，厨房日光管坏了，通知○二三个月，还未有修理，总之修理项目，都不能及时，极不满意。

). very unsatisfy to the respone time of the repair work. : had noticed that y kitchen fluorescent is broke for two three months, still have not fix for me.

c) 你對修理工作的質量滿意嗎？

□是□不是，因爲 修理质量一般，不够标准。

2c) The quality of the repair work is general.

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？☑是□不是

a) 三藩市房管局工作人員有禮貌嗎？

☑是□不是，因爲 办公室工作人员，礼貌还可以，但希望多用双语人员。（中英语）沟通能方便些。

3a) staff courteous is OK. but wish to have more bilingual staff (Chinese Englis

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

______

______

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

______

______

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

______

______

2 單位維修

去年你有要求單位維修服務嗎？☒有□沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

☒是□不是，因爲______

b) 你對你要求修理工作的回應時間滿意嗎？

□是 ☒不是，因爲 他們久久不來修理

It takes them so long to come for repair.

c) 你對修理工作的質量滿意嗎？

☒是□不是，因爲______

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？☒是 □不是

a) 三藩市房管局工作人員有禮貌嗎？

☒是□不是，因爲______

b) 三藩市房管局工作人員回應你嗎？
□是 □不是，因爲____
____

c) 三藩市房管局工作人員對你提出的顧慮，或問題夠專業嗎？
□是 □不是，因爲____
____

4 安全
在你社區内有什麼安全問題？請在下面項目打勾假如你認爲它適用到你居住的社區内：

□ 在我的社區沒有罪行問題
□ 燈光很差
□ 非法的毒品活動
□ 非居民在我的社區出現
□ 空置及封蓋單位
□ 慢/没有實在的警察負責
□ 其他-請說明：①升降機常壞，修理部無人來，
(2) 担保信難取

① Elevator often out of service, no one comes to fix.
② Guarantee letter hard to get.

SFHA2002年年度計劃
第八段房屋計劃參加者意見問卷

1. 請表明你喜歡哪一個重新憑證的程序(recertification process)：
   □ 辦公室
   □ 在家
   □ 郵寄

2. 在1237 Van Ness Avenue的第八段房屋辦公室星期四晚上辦公到晚上八點。你覺得這個服務：
   □ 非常有幫助
   □ 没有幫助

3. 你對三藩市房管局的住客置業計劃感興趣嗎？
   □是　　□不是

4. 其他意見：
____
____

感謝你提供你的意見幫助我們回應你的需要。

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：
a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)
一、修理電梯、經常壞了、沒有保障住戶
要裝抽風機 Elevator often out of service.
安全 Need Suction fan.

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修
去年你有要求單位維修服務嗎？□有□没有
a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是□不是，因爲 沒有及時派人來修理
Repair work didn't response promptly.

c) 你對修理工作的質量滿意嗎？
□是☑不是，因爲 經常壞、要修理
Always need fix.

3 三藩市房管局工作人員的溝通(經理辦公室)
去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是
a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：
a)在你公寓内(例如：重修盆和洗滌槽，廚房櫃，等等)

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)
電梯太舊經常坏 没有及時修理
厨房没有抽~~油~~油烟机 Elevator is too old. often o
of service. Don't have Suction fan in the kitchen.

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修
去年你有要求單位維修服務嗎？□有□没有
a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是 □不是，因爲

c) 你對修理工作的質量滿意嗎？
□是□不是，因爲 可能太舊的原故修理後很快又坏
May be things are too old after repair will broke again.

3 三藩市房管局工作人員的溝通(經理辦公室)
去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是
a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

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三藩市房管局二零零二年年度計劃
居民意見問卷

1a) Elevator is too old, often out of Service, it is very unconvenience to our senior. Don't have Suction fan in Kitchen.

1 有需要改善的地方：

a)在你公寓内(例如：重修盆和洗滌槽，廚房櫃，等等)

电梯太舊要換 經常坏 又沒及時修理 對老人不方便 廚房沒有抽油烟机

b)在你居住的樓宇内(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區内(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？□有□没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

□是□不是，因爲______

b) 你對你要求修理工作的回應時間滿意嗎？

□是 □不是，因爲______

c) 你對修理工作的質量滿意嗎？

□是□不是，因爲______

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是

a) 三藩市房管局工作人員有禮貌嗎？

□是□不是，因爲______

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居民意見問卷

1 有需要改善的地方：

a)在你公寓内(例如：重修盆和洗滌槽，廚房櫃，等等)

炉头经常坏，需换新。Stove often doesn't work ; need a new one.

b)在你居住的樓宇内(例如：扶手，外面燈光，電梯和通風，等等)

电梯太旧，经常不能用，上下不便，要换新.

Elevator is too old, often out of service, need new one.

c)在你居住的整個社區内(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？☑有□没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？

□是□不是，因爲修理不及时。work doesn't repair promptly.

b) 你對你要求修理工作的回應時間滿意嗎？

□是□不是，因爲不满意，时间拖得很长

unsatisfy, take too long

c) 你對修理工作的質量滿意嗎？

□是□不是，因爲一般. Alright

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是□不是

a) 三藩市房管局工作人員有禮貌嗎？

□是□不是，因爲

b) 三藩市房管局工作人員回應你嗎？
□是 □不是，因爲______________________________

c) 三藩市房管局工作人員對你提出的顧慮，或問題夠專業嗎？
□是 □不是，因爲______________________________

4 安全
在你社區内有什麼安全問題？請在下面項目打勾假如你認爲它適用到你居住的社區内：

① Elevator has problem, gas heater.
② repair, assure letter.

□ 在我的社區沒有罪行問題
□ 燈光很差
□ 非法的毒品活動
□ 非居民在我的社區出現
□ 空置及封蓋單位
□ 慢/没有實在的警察負責
□ 其他 - 請說明：(1) 升降機問題、煤氣暖氣，
(2) 修理，担保信.

SFHA 2002年年度計劃
第八段房屋計劃參加者意見問卷

1. 請表明你喜歡哪一個重新憑證的程序(recertification process)：
   □ 辦公室
   □ 在家
   □ 郵寄

2. 在1237 Van Ness Avenue的第八段房屋辦公室星期四晚上辦公到晚上八點。你覺得這個服務：
   □ 非常有幫助
   □ 没有幫助

3. 你對三藩市房管局的住客置業計劃感興趣嗎？
   □是 □不是

4. 其他意見：

感謝你提供你的意見幫助我們回應你的需要。

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RECEIVED
MAR 07 2002
BY

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   Need to repair a tub - it is very old and dressers in the kitchen
   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
   Elevators don't work very often
   c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☑Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☑Yes ☐No, because
   b) Were you satisfied with the response time of the repair work you requested?
   ☑Yes ☐No, because
   c) Were you satisfied with the quality of the repair work?
   ☑Yes ☐No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No
   a) Was SFHA staff courteous?
   ☑Yes ☐No, because
   b) Was SFHA responsive to you?
   ☑Yes ☐No, because

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MAR 07 2002

By

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

The tub is rusty

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

Handrails in the elevator are broken, heater and ventilation don't work, street lighting outside of our building doesn't work

c) in your development (Example: landscaping, perimeter fencing, etc.)

Nobody takes care of the plants

. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☑Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☐Yes ☑No, because

b) Were you satisfied with the response time of the repair work you requested?

☐Yes ☑No, because Nobody fixed heater and ventilation

c) Were you satisfied with the quality of the repair work?

☐Yes ☑No, because

Heater and ventilation don't work

SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No

a) Was SFHA staff courteous?

☐Yes ☐No, because

b) Was SFHA responsive to you?

☐Yes ☐No, because

Citywide Council - Senior/Disabled

WORKSHEET FOR SFHA MEETING

DATE MARCH 23, 2002

NAME Abdul H. Kadir

POSITION President PHONE 415 896-6360

BUILDING CLementina TOWERS.

CONCERN 1. ELEvator
2. HEATER
3. SECURity SERVICE
4. ON SITE Property manager.

PLease see PAGE attached.

Directed to MR. GREGG FORTNER
MS. NAJA Boyd
MR. IGnatius Leonor.

March 23, 2002

Worksheet for Clementina Towers Development

1. For quite sometime Elevators in each of the two towers have been Malfunctioning.There should be at least a warning notice alerting Users to potential injury. Please have all four elevators fixed Properly to avoid causing hazard to life and limb.

2. For several months during the cold season residents have not had Appropriate heat in their housing unit. Residents are old and Disabled people who suffer from insufficient heating day and night. There is no excuse for not maintaining the hot water boilers at Peak performance.

3. Security Guards—with few exceptions, the service rendered by A-1 Security is unreliable and simply shabby. Too often, certain Guards make lengthy personal phone calls, do not lock the social Rooms as required, and have proved to be insufficiently instructed As to their duties. Are you aware of the quality of the security Service. Residents deserve value for money.

4. On site property manager—the above service breakdowns have been Reported to the property manager several times over months. Please Remedy the situation promptly. Whatever the reason, the property Manager is away from Clementina development much too often.

5. Please have the elevator handle rails replaced.

Thank you.

Abdul Hamdi

Citywide Council - Senior/Disabled

MS. KLARA NEVSKA

WORKSHEET FOR SFHA MEETING

DATE 3 23.02.

NAME Klara Nevska

POSITION The member of the Tenant's Association PHONE (415) 512-76-49

BUILDING 330 Clementina St.

CONCERN 1. Ventilation System needs to be fixed.
2. The elevators are very often out of order, they need to be improved.
3. The heating system doesn't work properly, even now in many apartments there is no heat at
The system needs to be fixed.
4. There are many complains on security guards. Their work needs to be improved.

Directed to Mr Gregg Foltner

5. It is necessary to have a full time property manager.
6 Residents on the 13th floor of both buildings need to have canopy (shed) over the balconies as protect
against the rainy season.
7 [illegible] extermination the mice in

MR. PAUL LEE

Citywide Council - Senior/Disabled

WORKSHEET FOR SFHA MEETING

DATE 3/23/02

NAME Paul Lee

POSITION Board Member PHONE 543-2056

BUILDING 320 Clementina St. #1322

CONCERN (1) The Elevaters are life ~~threating~~ threatening
to our residents something
to be done urgently.
(2) Parking lot security must be improved
(3) Heating system do not work apartments coes
(4) register letter & Parcel

Directed to Mr. Gregg Fortner

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

____

____

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

____

____

c) in your development (Example: landscaping, perimeter fencing, etc.)

____

____

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☒Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☒Yes ☐No, because ______________________________

____

b) Were you satisfied with the response time of the repair work you requested?

☒Yes ☐No, because ______________________________

____

c) Were you satisfied with the quality of the repair work?

☒Yes ☐No, because ______________________________

____

____

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No

a) Was SFHA staff courteous?

☒Yes ☐No, because I have not seen a Property manger for 2 Weeks.

b) Was SFHA responsive to you?

☒Yes ☐No, because ______________________________

We Need a Security Guard at Nite time

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

3850 18th Street #306
San Francisco, CA 9411

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

all apts. on north side — mine very much so — have noisy heating, pipe-pressure problems

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

outside garden door to 18th St. is frequently used by outsiders for bldg. access; improved prevention

c) in your development (Example: landscaping, perimeter fencing, etc.)

security: several units are occupied by drug addicts whose guests wander the bldg., with easy access + egress

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☒Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☒Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?

☒Yes ☐No, because

c) Were you satisfied with the quality of the repair work?

☒Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No

a) Was SFHA staff courteous?

☒Yes ~~☐No, because~~ — though ineffective

b) Was SFHA responsive to you?

☒Yes ~~☐No, because~~ sometimes, not always

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from: Jim Boeger 2451 Sacramento St. #1102
Kennedy Towers
673-2313

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

c) in your development (Example: landscaping, perimeter fencing, etc.)
windproofing back yard patio (wind from west)
needs probably concrete wall on western end of patio

2. Unit Maintenance
Have you requested maintenance service for your unit in the past year? ☐Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☒Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☒Yes ☐No, because

c) Were you satisfied with the quality of the repair work?
☒Yes ☐No, because

3. SFHA Staff Communication (Property Management)
Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No

a) Was SFHA staff courteous?
☒Yes ☐No, because

b) Was SFHA responsive to you?
☒Yes ☐No, because

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Norayr Grigoryan
363 Noe St, #38

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
To repair sinc in the kitchen
To repair intercom system - we don't know who comes

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
To install the fence in the parcing Area to prevent location there homeless people

c) in your development (Example: landscaping, perimeter fencing, etc.)

Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☑Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☑Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☑Yes ☐No, because

c) Were you satisfied with the quality of the repair work?
☑Yes ☐No, because

SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No

a) Was SFHA staff courteous?
☐Yes ☐No, because

b) Was SFHA responsive to you?
☐Yes ☐No, because

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Apt # 4 /4101 Noriega

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

1 Door, Kitchen cabinets, towell rack, Shower curtain rail, 2 telephone outputs,

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

ventilation needs to be cleaned (to much dust)

c) in your development (Example: landscaping, perimeter fencing, etc.)

Back yard fence (Wood is rotten and nails are broken giving the wood no stability of staying together)

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ~~☐Yes~~ ☑No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☑Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?

☑Yes ☐No, because

c) Were you satisfied with the quality of the repair work?

☑Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No

a) Was SFHA staff courteous?

☑Yes ☐No, because

b) Was SFHA responsive to you?

☑Yes ☐No, because

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Charles L Bullakovich
146 APPLETON AVE 94110

The SFHA Needs Resident's Input for the 2002 Annual Plan

Please take a minute to answer these questions:

---

1. What needs to be done: WIREING TO OLD NOT UP TO CODE NO LIGHTING IN FRONT ROOMS OR BED ROOMS NOT ENOUGH WALL PLUGS
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   FIX BATH ROOM FACUCTS ON SINK + TUB ALL 3 ASKED FOR A NEW BATHROOM SINK BECAUSE PLUMERS USED ACID ON IT ALSO FOR TWO YEARS ASKED TO HAVE BOTH CLOSETS LEVES FIXED TO SHORT
   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
   ALL OUT SIDE LIGHTING NEEDS TO BE FIXED OR REPLACED THERE A LOT OF LIGHTS THAT NEVER TURN OF AND SOME GO OFF AND ON
   c) in your development (Example: landscaping, perimeter fencing, etc.)
   TAKE DOWN ALL WOODEN FEANCEING AND ALL WOOD ON THE GROUND ALSO COVER ALL HOLES LEADING UNDER THE BUILDING ALSO GET RID OF ALL SICK CATS AND CLEAN OUT ALL THE CATS MESS UNDER THE BUILDINGS THE OFFICE HAD GOT A LETTER THAT ALL WOODEN FENCES HAD TO COME DOWN BUT MORE ARE BEING PUT UP

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☒No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☒Yes ☒No, because CALL THREE WEEKS AGO TO HAVE SINK + BATH TUB ALL 3 SOME WHERE AROUND 3-1-02 - 3-23-02 NOTHING HAS BEEN DONE
   b) Were you satisfied with the response time of the repair work you requested?
   ☐Yes ☒No, because TAKES TO LONG OR THEY SAY THE WORK WAS DONE AND WAS NEVER DONE
   c) Were you satisfied with the quality of the repair work?
   ☒Yes ☐No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No
   a) Was SFHA staff courteous?
   ☒Yes ☐No, because THEY SAID THAT THEY WOULD DO SOMETHING ABOUT IT
   b) Was SFHA responsive to you?
   ☐Yes ☒No, because NOTHING WAS EVER DONE ESPIALY THE NIGHT MONITAR SHE NEVER ~~DOE~~ DOSE ANYTHING SHE DOESN'T WALK THE PROPERTY AT NIGHT

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430 TURK # 812
PAUL GULBENKIAN

3/23/02
431-0606

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

Vanity cabinet bathroom: refinish it
→ { Take out outmoded electric oven in kitchen OVERDUE
{ Supply instead new Equator washer-dryer combination OVERDU

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

Fix small elevator once and for all. Constantly out of order
→ OVERDUE: furnish storage space for [illegible] boxes.

c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☐Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☐Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☐Yes ☐No, because

c) Were you satisfied with the quality of the repair work?
☐Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☐No

a) Was SFHA staff courteous?
☐Yes ☐No, because

b) Was SFHA responsive to you?
☐Yes ☐No, because

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

Tenant-controlled door opener does not work.

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區内(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？☑有□没有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
☑是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是 ☑不是，因爲

c) 你對修理工作的質量滿意嗎？
□是☑不是，因爲 never repaired door opener, never was functioning after repair.

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是

a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

TAK C. LIU
462 DUBOCE AVE #605
S.F. CA, 94117

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三藩市房管局二零零二年年度計劃
居民意見問卷

1750 McAllister St. Tower #804

Jane Hsu

1 有需要改善的地方：

a)在你公寓内(例如：重修盆和洗滌槽，廚房櫃，等等)

沒有 NO.

b)在你居住的樓宇内(例如：扶手，外面燈光，電梯和通風，等等)

都很好。唯獨電梯常々壞. 有时兩架电梯統統不能使用、使居民非常困擾. 如有緊急情況, 怎麼辦?

b) Every thing
s good. except the
levator out of service
o often. Sometimes
wo of them were
ut. It is very disturb tenants. What should we do if there is energency?

c)在你居住的整個社區内(例如：花園，周邊圍欄，等等)

後面(右边)的停車場可以進入後門, 不太安全.

The side parking lot can enter to the back door, it is unsafe.

2 單位維修

去年你有要求單位維修服務嗎？☑有□沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
☑是□不是，因爲__________

b) 你對你要求修理工作的回應時間滿意嗎？
☑是□不是，因爲__________

c) 你對修理工作的質量滿意嗎？
☑是□不是，因爲__________

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？☑是□不是

a) 三藩市房管局工作人員有禮貌嗎？
☑是□不是，因爲__________

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三藩市房管局二零零二年年度計劃
居民意見問卷

1 有需要改善的地方：

a)在你公寓內(例如：重修盆和洗滌槽，廚房櫃，等等)

I. 重新油漆卧房的门，以及浴室和壁櫥的门。去年8月我们搬入时，没有漆，太舊了。

II. 希望在爐灶上方裝抽油烟机。 ① repaint bedroom's bath room's and cabinet's door ② Install a ventilation fan ontop of range.

b)在你居住的樓宇內(例如：扶手，外面燈光，電梯和通風，等等)

c)在你居住的整個社區內(例如：花園，周邊圍欄，等等)

2 單位維修

去年你有要求單位維修服務嗎？□有☒沒有

a) 當你打電話給三藩市房管局要求修理工作時你對電話服務滿意嗎？
□是□不是，因爲

b) 你對你要求修理工作的回應時間滿意嗎？
□是 □不是，因爲

c) 你對修理工作的質量滿意嗎？
□是□不是，因爲

3 三藩市房管局工作人員的溝通(經理辦公室)

去年你有因顧慮，問題而拜訪過你的經理辦公室嗎？□是 □不是

a) 三藩市房管局工作人員有禮貌嗎？
□是□不是，因爲

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MAR 07 2002
By

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   In my apartment on 939 Eddy, #303 I need to change the old carpet - 12 years old on new one.

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

   c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☑Yes ☐No, because

   b) Were you satisfied with the response time of the repair work you requested?
   ☑Yes ☐No, because

   c) Were you satisfied with the quality of the repair work?
   ☑Yes ☐No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No
   a) Was SFHA staff courteous?
   ☑Yes ☐No, because

   b) Was SFHA responsive to you?
   ☐Yes ☑No, because they don't want to change the old carpet — I have an allergy on it

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   Facing or change the tub

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
   elevators

   c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance
Have you requested maintenance service for your unit in the past year? ☑Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☑Yes ☐No, because

   b) Were you satisfied with the response time of the repair work you requested?
   ☑Yes ☐No, because You promised to change a tub and oven but didn't fulfil it.

   c) Were you satisfied with the quality of the repair work?
   ☐Yes ☑No, because

SFHA Staff Communication (Property Management)
Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No
   a) Was SFHA staff courteous?
   ☑Yes ☐No, because

   b) Was SFHA responsive to you?
   ☐Yes ☑No, because Responsive only on words, you didn't fulfil what you promised

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

Need to change the sinc and dressers in the kitchen because they are very shabby.

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

Elevators

c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☐Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?

☐Yes ☑No, because The service is on English and for me is difficult to maice an order

b) Were you satisfied with the response time of the repair work you requested?

☐Yes ☑No, because the broken lock was fixed not in a time which they promised and I couldn't go out from my apartment.

c) Were you satisfied with the quality of the repair work?

☑Yes ☐No, because

3. SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☐No

a) Was SFHA staff courteous?

☐Yes ☐No, because

b) Was SFHA responsive to you?

☑Yes ☐No, because

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320 Clementina
#110

[illegible] By

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
Need to repair a door of closet and tub.

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
Need to improve ventilation and work of elevators

c) in your development (Example: landscaping, perimeter fencing, etc.)

Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☑Yes ☐No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☑Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☑Yes ☐No, because

c) Were you satisfied with the quality of the repair work?
☐Yes ☐No, because I only changed the lamps.

SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No

a) Was SFHA staff courteous?
☑Yes ☐No, because

b) Was SFHA responsive to you?
☑Yes ☐No, because

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The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

846 E Pacific Ave

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   Need to repair toilet, to paint the window in the room and ceiling in the bath room

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
   To wash windows outside, to paint or clean the building

   c) in your development (Example: landscaping, perimeter fencing, etc.)
   Not enough place for parking lot. I wait during 6 month the available place in garage.

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☐Yes ☒No, because I was refused to paint windows in the room and bath room

   b) Were you satisfied with the response time of the repair work you requested?
   ☐Yes ☒No, because They refused me to give me the paint or to paint windows

   c) Were you satisfied with the quality of the repair work?
   ☐Yes ☒No, because They didn't finish repair

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☒Yes ☐No
   a) Was SFHA staff courteous?
   ☒Yes ☐No, because

   b) Was SFHA responsive to you?
   ☐Yes ☒No, because They don't know who can [illegible] windows

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[illegible] By

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)

Nothing

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

Nothing

c) in your development (Example: landscaping, perimeter fencing, etc.)

Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☐Yes ☑No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☐Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☐Yes ☐No, because

c) Were you satisfied with the quality of the repair work?
☐Yes ☐No, because

SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☑No

a) Was SFHA staff courteous?
☑Yes ☐No, because

b) Was SFHA responsive to you?
☑Yes ☐No, because

1938

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET · SAN FRANCISCO, CALIFORNIA 94102 · (415) 554-1200

RECEIVED
MAR 07 2002
By

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

---

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   The tub in the bath room is very old.
   It needs to be renovated,

   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)
   very often elevators are broken and
   I need to walk on ten floor.

   c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☐Yes ☒No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☑Yes ☐No, because

   b) Were you satisfied with the response time of the repair work you requested?
   ☑Yes ☐No, because

   c) Were you satisfied with the quality of the repair work?
   ☑Yes ☐No, because

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No
   a) Was SFHA staff courteous?
   ☑Yes ☐No, because

   b) Was SFHA responsive to you?
   ☑Yes ☐No, because

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET · SAN FRANCISCO, CALIFORNIA 94102 · (415) 554-1200

RECEIVED
MAR 07 2002
By ___

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:

a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
The windows frames are very bad in spite of repair two years ago.

b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.)

c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance

Have you requested maintenance service for your unit in the past year? ☐Yes ☑No

a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
☑Yes ☐No, because

b) Were you satisfied with the response time of the repair work you requested?
☐Yes ☑No, because

c) Were you satisfied with the quality of the repair work?
☐Yes ☑No, because

SFHA Staff Communication (Property Management)

Have you visited your property office with a concern, issue, question in the past year? ☑Yes ☐No

a) Was SFHA staff courteous?
☑Yes ☐No, because

b) Was SFHA responsive to you?
☐Yes ☐No, because I live in this building during 10 years and all this time we have the problems.

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

Zhukovskaya Etlya
330 Clementina Street
1315

MAY 07 2002
By

The SFHA Needs Resident's Input for the 2002 Annual Plan
Please take a minute to answer these questions:

1. What needs to be done:
   a) in your apartment (Example: tubs & sink refinishing, kitchen cabinets, etc.)
   Very cold in my apartment
   Need to fix the heater. During 6 years that I live in this apartment it doesn't work, but I pay for it
   b) in you building (Example: handrails, exterior lighting, elevators and ventilation, etc.) I am sick and old woman and should sleep in jacket and shoes.
   c) in your development (Example: landscaping, perimeter fencing, etc.)

2. Unit Maintenance
   Have you requested maintenance service for your unit in the past year? ☑Yes ☐No
   a) Were you satisfied with the telephone service when you called the SFHA to request repair work?
   ☐Yes ☑No, because They don't take care of me
   b) Were you satisfied with the response time of the repair work you requested?
   ☐Yes ☑No, because Change me the apartment, I need warm apartment or fix my heater, I will complain to the president Bush, becaus
   c) Were you satisfied with the quality of the repair work?
   ☐Yes ☐No, because I don't want to die in cold.

3. SFHA Staff Communication (Property Management)
   Have you visited your property office with a concern, issue, question in the past year? ☐Yes ☐No
   a) Was SFHA staff courteous?
   ☐Yes ☐No, because
   b) Was SFHA responsive to you?
   ☐Yes ☐No, because

SAN FRANCISCO HOUSING AUTHORITY
1938

3. SFHA STAFF MEETING NOTES

San Francisco Housing Authority
City and County of San Francisco

1815 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

Agenda

PHA PLAN
2002 ANNUAL SUBMITTAL
Administrators, Directors and Managers Meeting #1

Meeting Objective:	Kick off meeting for annual submittal
Date and Time:	Wednesday, March 6, 2002. From 10:30 A.M. to 12:30 P.M.
Location:	1815 Egbert Ave., 3rd Floor

A. OVERVIEW:
- First mass mailing, finalize letter, input form, approve schedule of activities
- Second mass mailing. Going out with rent statement? 12,000 copies of packet to be stuffed into envelopes.

B. HUD Reg.:
- Define type of plan: (see table)
- Task assignment for standard submission (see table)
- HUD timeline and development process
- Plan template
- Resident Advisory Board (RAB)

C. QUESTION & COMMENTS

PHA PLAN
2002 ANNUAL SUBMITTAL
Administrators, Directors and Managers Meeting #1

DATE & TIME: **Wednesday, March 6, 2002. 10:30 A.M. to 12:30**
LOCATION: **1815 Egbert Ave., 3rd Floor**

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
1	ALEX CHANCO	CENTRAL SERVICES	715-3120	715-3113
2	Ron Fazzio	Maint.	715-3252	715-3255
3	PHILIP GRENNAN	MIS	715-3192	715-5955
4	Mary Bulota	MOD	715-3214	715-3243
5	Jasmine Kwo	MOD.	715-5950	"
6	NAJA W. BOND	CSA	241-1014	554-1316
7	HERBERT LUM	FINANCE	554-1266	554-1268
8	Mike Roetzer	BASS	554/1250	554/1242
9	Garland Murphy	Finance	554-1267	554-1268
10	LARRY ANDREWS	SECTION 8	674-3233	674-3213
11	Ingerborg Rivera	HDD / HOPE VI	715-3298	715-3201
12	ALICIA SISCA	MOD	715-3215	715-3243

San Francisco Housing Authority

MEETING MINUTES

RE:	**PHA Five Year Plan**	
Date:	March 6, 2002	
Time:	10:30 AM to 12:30 PM	
Location:	1815 Egbert, 3rd Floor Conference Room	
Present:	Naja Boyd	Ron Fazzio
	Mary Bulota	Mike Roetzer
	Alicia Sisca	Lawrence Andrews
	Garland Murphy	Alex Chanco
	Herb Lum	Phil Grennan
	Inga Rivera	Jasmine Kuo
Purpose:	Administrators, Directors, and Managers Meeting #1	

Packets were handed out to all those present at today's meeting.
Contents of the packet:

- a draft of the letter from Gregg Fortner to residents and resident leaders
- CFP 2002 resident input questionnaire
- Administrator's, Director's, and Manager's Input Form
- Revised schedule
- Excerpts from HUD instructions for PHA plan (sections 1, 2, 4, 5)

AGENDA

A. OVERVIEW:

- First mass mailing, finalize letter, input form, approve schedule of activities

The goal this year is to have only one agency-wide plan and schedule and to submit only one package in July so that all components of the agency are represented in the plan.

The purpose of the first mass mailing is to inform people that the planning process has begun and to call people to the 1st city wide residents meeting where representatives will be selected. The first mass mailing will be done by Snyder.

The server is not working, thereby making e-mail impossible, so the letter will have to be finalized here at this meeting. A suggestion was made that the letter should refer to the difference between Section 8 and public housing residents.

The questionnaire that is to be attached to the letter was reviewed. It was suggested that some of the questions from the resident survey be added to the CFP 2002 resident input questionnaire. It was also suggested that we have separate questionnaires containing different questions for Section 8 and public housing residents. Alex Chanco suggested that the questions be in the form of a punch list, listing specific items to change, i.e. new doors, new heating system, etc. This way, we would get more focused responses from the residents and we would know exactly what the residents aren't satisfied with. This would make it easier to translate the resident responses into an actual dollar amount. The problem with this suggestion is that there are too many physical needs that could be listed. A solution may be to give examples of physical needs in parentheses following the question. It was decided that the two questions on the 2002 CFP resident input questionnaire will definitely be used.

Alicia has already revised the schedule of activities since our last meeting (Monday March 4, 2002). Meeting dates have been moved up and some activities remain on the same date as listed in the old schedule.

- Second mass mailing. Going out with rent statement? 12,000 copies of packet stuffed into envelopes.

The purpose of the second mass mailing is to invite residents to a public hearing and to review a draft of the 2002 PHA Plan. The second mass mailing will be mailed together with rent statements. According to Alicia, the packets for the second mass mailing will be at least 5 pages, front and back. However, Phil Grennan pointed out that 3 pages is the maximum number of pages we can have without incurring increased postage expenses. The Commission has specified that the packets are required to go out with the rent statements. The deadline for mailing the packets out with the April rent statements is tomorrow (Thursday March 7, 2002).

B. HUD REGULATIONS:

- Define type of plan (see table, Exhibit 1):

According to the handout "Exhibit 1," there are 4 types of PHA Plan Submissions. We would not use the Troubled PHA Plan, but rather the Standard PHA Plan.

- Task assignment for standard submission (see table, Exhibit 2):

Executive Summary: This will be done once we finalize all the goals and changes we're including in our plan.
5 year plan: Naja Boyd
Housing Needs: Juan Monsanto
Financial Resources: Finance Department
Policies on Eligibility, Selection, and Admission: Naja Boyd and Lawrence Andrews
Rent Determination Policies: Naja Boyd and Lawrence Andrews
Operations and Management Policies: Naja Boyd and Lawrence Andrews
Grievance Procedures: Legal Department, Naja Boyd and Lawrence Andrews
Capital Improvement Needs: Modernization Department and Maintenance Department
Demolition and Disposition: Inga Rivera and Juan Monsanto
Designation of Housing: Gregg Fortner
Conversions of Public Housing: Barbara Smith and Lawrence Andrews. Lawrence mentioned that he has been in contact with Habitat for Humanity. They have been

discussing the possibility of building affordable housing on surplus land owned by MUNI. There would be no land cost and we could sell the houses at below market rate.
Crime and Safety: Jim Williams
Civil Rights Certification: Betty and Lawrence Andrews
Audit: Finance Department

- HUD timeline and development process

According to the HUD timeline, preparations for developing the PHA plan should begin in February, which we have done. We are also to obtain a copy of the jurisdiction's Consolidated Plan, which we can get from Juan Monsanto. By mid-April, we should have a drafted plan for discussion with our partners. The notice of hearing must be occur 45 days before the public hearing. Alicia raised a concern: according to HUD regulations, we should have the draft done 45 days before the public hearing for public review, but we will not have the draft done. An offered solution is to post last year's plan. It should be posted on the SFHA website as well, so a copy of the plan should be sent electronically to Phil Grennan so that he can do this. Also, copies of last year's plan should be laid out at all property offices and all of our sites. Lawrence Andrews mentioned that we will need to schedule an additional 2 meetings for the review of the draft with our partners. It was suggested that these meetings take place and the end of March, and the second meeting after April 15, 2002.

- Plan template and Resident Advisory Board (RAB):

At the first city wide residents meeting, Alicia would like to hand out packets containing excerpts from HUD's instructions for PHA plans, namely section 1 (an introduction and overview of what a PHA plan is), section 4 (information about the Resident Advisory Board (RAB)), and section 5 (PHA plan completion checklist).

The second manager's meeting is scheduled for Tuesday April 2, 2002, 11:00AM at 1815 Egbert, 3rd Floor Conference Room

2002 PHA PLAN

ANNUAL SUBMITTAL

San Francisco Housing Authority
City and County of San Francisco

1851 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

ADMINISTRATOR'S, DIRECTOR'S AND MANAGER'S INPUT FORM.
Please return by 3/20/02 to Mary Bulota-Kane or Alicia Sisca.
Thank you.

SUBMITTED BY: ____________________
DEPARTMENT: ____________________
DATE: ____________________

#	DEVELOPMENT	MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		COMMENTS
		DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	
1						
2						
3						
4						
5						
6						
7						
TOTAL MANAGEMENT IMPROVEMENTS=				TOTAL PHYSICAL IMPROVEMENTS=		

San Francisco Housing Authority

MEETING MINUTES

RE:	**PHA Five Year Plan**
Date:	March 4, 2002
Time:	1:00 PM
Location:	440 Turk St. Executive Conference Room

Present:
Naja Boyd
Mary Bulota
Alicia Sisca
Garland Murphy
Herb Lum
Ahsha Safai
Mike Roetzer
Lawrence Andrews
Barbara Smith
Jasmine Kuo

A handout prepared by Alicia Sisca containing an overview of the PHA Plan Process and a schedule for the CFP 2002 Annual Submittal was passed out to those present at today's meeting. According to the schedule, the first managers meeting is to be held on Wednesday March 6, 2002, which will be held as scheduled. However, the first citywide residents meeting and all subsequent meetings thereafter will have to be delayed one week on the schedule.

The first citywide residents meeting will require the presence of a facilitator; Mike Roetzer being the nominated facilitator.

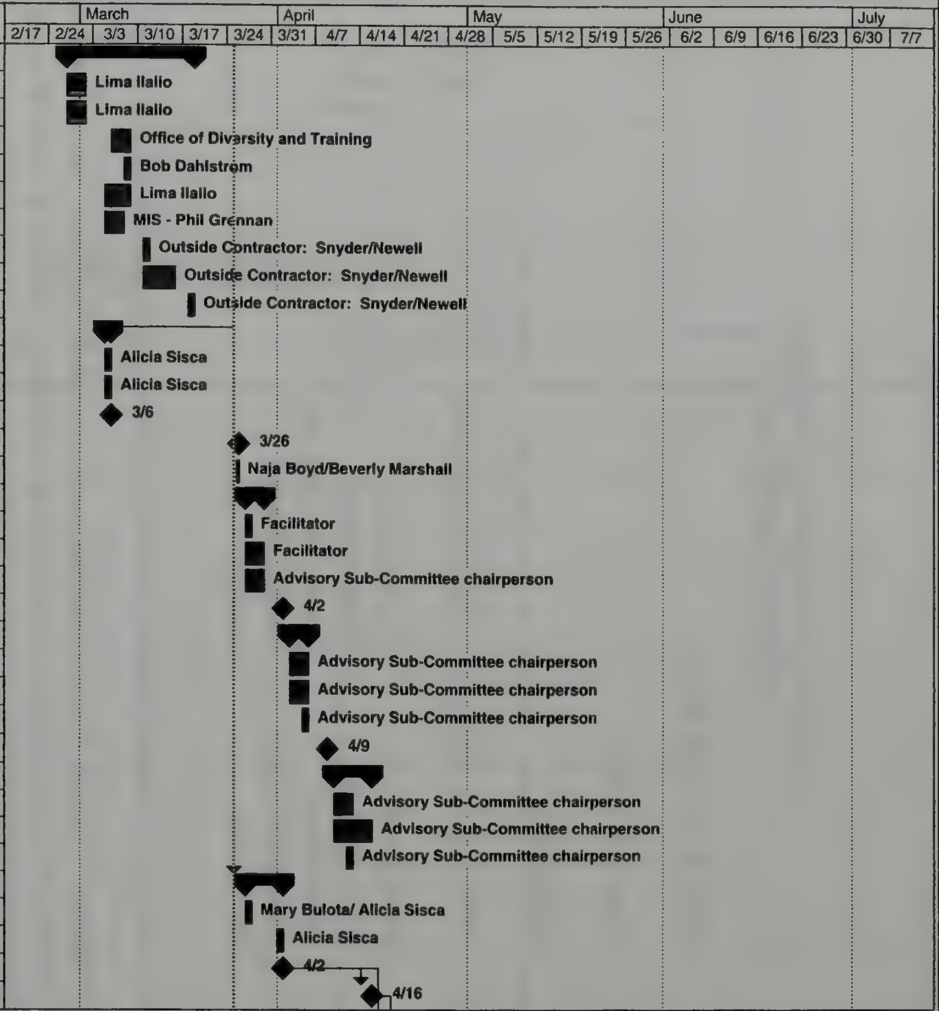
The handouts and the content of discussion for this first citywide residents meeting should include a brief description of the PHA plan and process, the goal of the advisory committee, etc. Alicia will prepare a draft for review on Wednesday 6, at 10:30 A.M.

Alicia proposed that at the first advisory committee meeting, the advisory committee be divided into sub-committees, with each sub-committee focusing on specific issues, such as Section 8, Hope VI, Modernization, Customer Services, etc. At the second citywide meeting, the sub-committees will reconvene as a whole to impart all the information gathered, which will be pulled together to form a first draft of the five year plan.

SAN FRANCISCO HOUSING AUTHORITY

CFP 2002 ANNUAL SUBMITTAL

ID	ℹ	Task Name	Duration	Start	Finish
1	📝	**First Mass Mailing**	**14 days**	**Wed 2/27/02**	**Mon 3/18/02**
2	✓	Solicit quotation for mass mailing	3 days	Wed 2/27/02	Fri 3/1/02
3	✓ 📝	Submit PR for Mass Mailing	3 days	Wed 2/27/02	Fri 3/1/02
4	📅 📝	Submit letter and Input Forms for Translation	3 days	Wed 3/6/02	Fri 3/8/02
5	📅	Submit original letter for signature	1 day	Fri 3/8/02	Fri 3/8/02
6	📅	Order 12,000 envelopes from warehouse	4 days	Tue 3/5/02	Fri 3/8/02
7	📅	Solicit Mailing Addresses	3 days	Tue 3/5/02	Thu 3/7/02
8	📅 📝	Pick up of mailing	1 day	Mon 3/11/02	Mon 3/11/02
9	📅	Mailing processing	5 days	Mon 3/11/02	Fri 3/15/02
10	📅	Mailing Out	1 day	Mon 3/18/02	Mon 3/18/02
11		**First meeting with In-house Managers Processing**	**1 day**	**Tue 3/5/02**	**Tue 3/5/02**
12	📅 📝	Distribution of schedule and handout draft for approval	1 day	Tue 3/5/02	Tue 3/5/02
13	📅	Send Memorandum of invitation	1 day	Tue 3/5/02	Tue 3/5/02
14	📅	***First Managers Meeting***	1 day	Wed 3/6/02	Wed 3/6/02
15	📅	***1st City Wide Residents Meeting***	1 day	Tue 3/26/02	Tue 3/26/02
16	📅 📝	***Community Partners 1st Meeting***	***2 hrs***	***Mon 3/25/02***	***Mon 3/25/02***
17	📝	**1st City Wide Meeting processing**	**3 days**	**Wed 3/27/02**	**Fri 3/29/02**
18	📅 📝	Acknowledgement of Advisory Committee	1 day	Wed 3/27/02	Wed 3/27/02
19	📅	Write and mail Minutes	3 days	Wed 3/27/02	Fri 3/29/02
20	📅	Process input sheets	3 days	Wed 3/27/02	Fri 3/29/02
21	📅	***1st ADV. Comm. Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
22		**1st Adv. Comm. Meet. Processing**	**3 days**	**Wed 4/3/02**	**Fri 4/5/02**
23	📅	Write and mail Minutes	3 days	Wed 4/3/02	Fri 4/5/02
24	📅	Process input sheets	3 days	Wed 4/3/02	Fri 4/5/02
25	📅	Prepare agenda and Handouts for 2nd Meeting	1 day	Fri 4/5/02	Fri 4/5/02
26	📅	***2nd ADV. COMM. MEET.***	***1 day***	***Tue 4/9/02***	***Tue 4/9/02***
27		**2nd Advisory Committee Meeting Processing**	**4 days**	**Wed 4/10/02**	**Mon 4/15/02**
28	📅	Write and mail Minutes	3 days	Wed 4/10/02	Fri 4/12/02
29	📅	Process input sheets	4 days	Wed 4/10/02	Mon 4/15/02
30	📅	Prepare agenda and Handouts for 3rd Meeting	1 day	Fri 4/12/02	Fri 4/12/02
31		**Second meeting with In-house Managers Processing**	**4 days**	**Wed 3/27/02**	**Mon 4/1/02**
32	📅	Send Memorandum of invitation	1 day	Wed 3/27/02	Wed 3/27/02
33	📅	Phone calls to Managers	1 day	Mon 4/1/02	Mon 4/1/02
34	📅	***Second Managers Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
35	📅	***3rd Adv. Comm. Meet.***	***1 day***	***Tue 4/16/02***	***Tue 4/16/02***

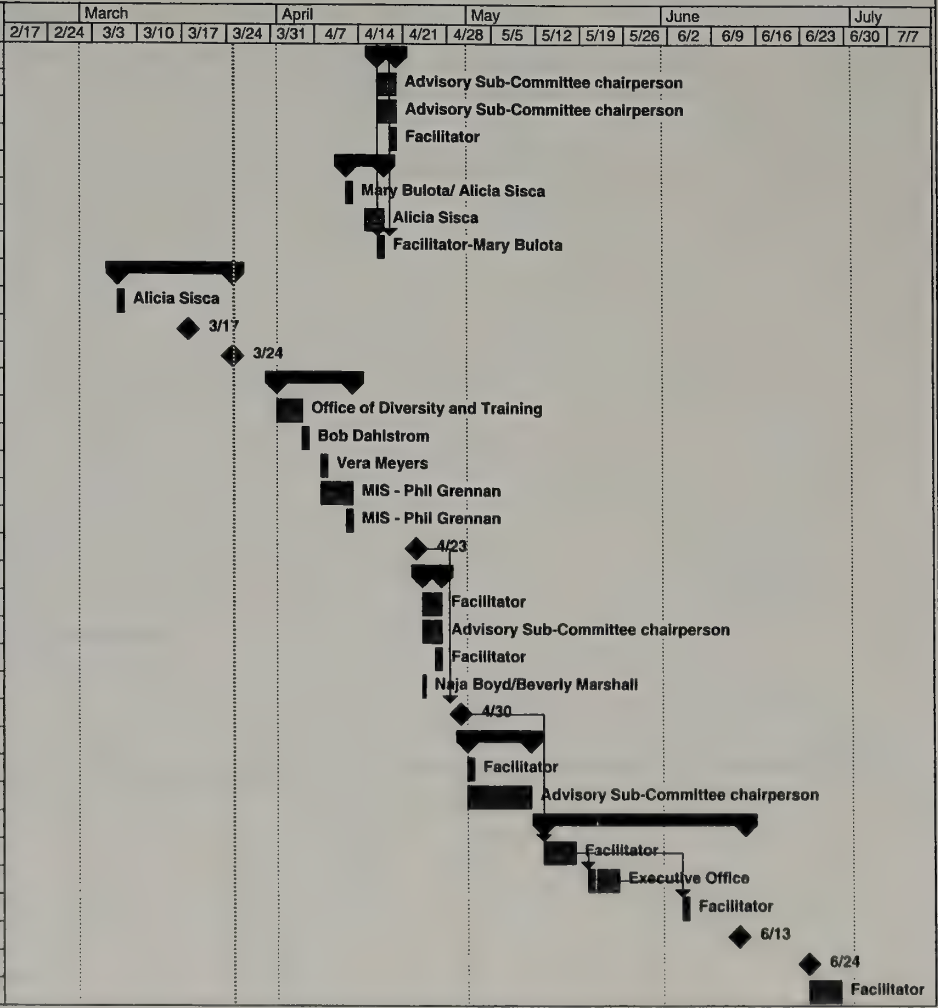


All Resident 's Meetings will be hold at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

SAN FRANCISCO HOUSING AUTHORITY

CFP 2002 ANNUAL SUBMITTAL

ID	ℹ	Task Name	Duration	Start	Finish
36		**3rd Advisory Committee Meeting Processing**	**3 days**	**Wed 4/17/02**	**Fri 4/19/02**
37	▦	Write and mail Minutes	3 days	Wed 4/17/02	Fri 4/19/02
38	▦	Process input sheets	3 days	Wed 4/17/02	Fri 4/19/02
39	▦	Prepare agenda and Handouts for City Wide Meeting	1 day	Fri 4/19/02	Fri 4/19/02
40		**Third meeting with In-house Managers Processing**	**4 days**	**Fri 4/12/02**	**Wed 4/17/02**
41	▦	Send Memorandum of invitation	1 day	Fri 4/12/02	Fri 4/12/02
42	▦	Phone calls to Managers	3 days	Mon 4/15/02	Wed 4/17/02
43	▦	***Third Managers Meeting***	***1 day***	***Wed 4/17/02***	***Wed 4/17/02***
44		**Public Hearing Advertisement**	**12 days**	**Thu 3/7/02**	**Sun 3/24/02**
45	▦	Submit PR to Purchasing Dept.	1 day	Thu 3/7/02	Thu 3/7/02
46	▦	First Add	0 days	Sun 3/17/02	Sun 3/17/02
47	▦	Second Add	0 days	Sun 3/24/02	Sun 3/24/02
48	🗒	**Second mass mailing together with rent statement**	**10 days**	**Mon 4/1/02**	**Fri 4/12/02**
49	▦ 🗒	Submit letter and Input Forms for Translation	4 days	Mon 4/1/02	Thu 4/4/02
50	▦	Submit original letter for signature	1 day	Fri 4/5/02	Fri 4/5/02
51	▦	Deliver original documents to reproduction	1 day	Mon 4/8/02	Mon 4/8/02
52	▦	Mailing processing	5 days	Mon 4/8/02	Fri 4/12/02
53	▦	Mailing Out	1 day	Fri 4/12/02	Fri 4/12/02
54	▦ 🗒	***2nd City Wide Residents Meeting***	***1 day***	***Tue 4/23/02***	***Tue 4/23/02***
55		**2nd City Wide Meeting processing**	**3 days**	**Wed 4/24/02**	**Fri 4/26/02**
56	▦	Write and mail Minutes	3 days	Wed 4/24/02	Fri 4/26/02
57	▦	Process input sheets	3 days	Wed 4/24/02	Fri 4/26/02
58	▦	Prepare agenda and Handouts for Public Hearing	1 day	Fri 4/26/02	Fri 4/26/02
59	▦ 🗒	***Community Partners 2nd Meeting***	***2 hrs***	***Wed 4/24/02***	***Wed 4/24/02***
60	▦	***Public Hearing***	1 day	Tue 4/30/02	Tue 4/30/02
61		**Public Hearing Meeting processing**	**8 days**	**Wed 5/1/02**	**Fri 5/10/02**
62	▦	Write and mail Minutes	1 day	Wed 5/1/02	Wed 5/1/02
63	▦	Process input sheets	8 days	Wed 5/1/02	Fri 5/10/02
64		**Final Approvals**	**24 days**	**Mon 5/13/02**	**Thu 6/13/02**
65	▦	Submit CFP Application for Executive Director review and approval	5 days	Mon 5/13/02	Fri 5/17/02
66	▦	Submit CFP Application for Mayor review and approval	5 days	Mon 5/20/02	Fri 5/24/02
67	▦ 🗒	Submit Resolution for Board approval	1 day	Tue 6/4/02	Tue 6/4/02
68	▦	Board approval	1 day	Thu 6/13/02	Thu 6/13/02
69	▦	**Submit Application to HUD**	1 day	Mon 6/24/02	Mon 6/24/02
70	▦	Send final Document for reproduction and distribution	5 days	Mon 6/24/02	Fri 6/28/02



All Resident 's Meetings will be hold at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

1 **First Mass Mailing**
Snyder/Newell Open PO #22577

3 **Submit PR for Mass Mailing**
Mass Mailing Info: Snyder/ Newell, Ph: 650-873-7170, Fax: 650-873-7171.
Quantity: Mailing to 12,000 SFHA Residents
Description: Meeting/Hearing Notice and Resident input Form in five languages: English, Spanish, Chinese/Cantonese, Russian and Vietnamese.

4 **Submit letter and Input Forms for Translation**
Submit original in English to be translated in-house.

8 **Pick up of mailing**
Snyder/Newell to pick up 12,000 envelopes, original letters and original input forms.

12 **Distribution of schedule and handout draft for approval**
Distribute 2001 PHA 5 Year Plan to all Property Managers, Tenant's Associations and HA Managers for review.

16 **Community Partners 1st Meeting**
Meeting will focus on the admissions policies for Public Housing and Section 8.

17 **1st City Wide Meeting processing**
First City Wide meeting to establish Advisory Committee. The Agenda will be to brief the attendees about the PHA PLAN, explain the status of the current year and go over resident input, Plan elements and objectives of 2002 application. Prepare handouts for the meeting.

18 **Acknowledgement of Advisory Committee**
Prepare list with Advisory Committee Members and distribute.

48 **Second mass mailing together with rent statement**
Letter sent to Resident Leaders, PHTA & RMC's and all Residents inviting to review the 2002 PHA Plan Draft and calling to a Public Hearing.

49 **Submit letter and Input Forms for Translation**
Submit original in English to be translated in-house.

54 **2nd City Wide Residents Meeting**
Second City Wide Meeting to discuss first draft of 2002 PHA Plan Application and to inform about the Public Hearing where final copy of application will be presented.

59 **Community Partners 2nd Meeting**
Meeting will focus on the admissions policies for Public Housing and Section 8.

67 **Submit Resolution for Board approval**
Application to be approved on June 13, 2002 Board Meeting.

All Resident 's Meetings will be hold at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

San Francisco Housing Authority
City and County of San Francisco

440 TURK STREET
San Francisco, CA 94102
415-554-1200

Agenda

PHAN PLAN
2002 ANNUAL SUBMITTAL

Meeting Objective: Administrators, Directors and Managers Meeting #2

Date and Time: Tuesday, April2, 2002. From 11:30 A.M. To 1:00 P.M.

Location: 440 Turk Street

A. 2001 CFP ANNUAL SUBMITTAL (CFPAS) SCHEDULE

B. PHYSICAL AND MANAGEMENT NEEDS ASSESSMENT

C. ANNUAL STATEMENT PRIORITIES

D. QUESTION & COMMENTS

2002 PHA PLAN
ANNUAL SUBMITTAL ADMINISTRATORS, DIRECTORS AND MANAGERS 2ND MEETING
DATE & TIME: Tuesday, April 2, 2002. 11:30 A.M. to 1:00 P.M.
LOCATION: 440 Turk Street

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
1	Mary Bulota	Modernization	715-3214	715-3243
2	LUCIA SISCA	MOD & CONSTR.	715-3165	715-3243
3	Garland Murphy	Finance	554-1267	554-1268
4	Hero Lim	Finance	554-1266	554-1268
5	Ron FAZZIO	Maint.	715-3252	715-3255
6	Beverly A Marshall	Cust. Service	554-1259	554-1316
7				
8				
9				
10				
11				
12				

ANNUAL SUBMITTAL
MANAGEMENT IMPROVEMENT REQUESTS

DEPARTMENT: Customer Service Administration
DATE: 3/7/02
revised 4/16/02

		MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		
#	DEVELOPMENT	DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	COMMENTS
1		Resident Selection Screening Costs	50,000			
2		Resident Eviction Costs	30,000			
3		Needs Assessment/ Market Analysis	25,000			
4		Resident Services - Surveys/Notifications	5,000			
5		Staff Training	50,000			
6		Computer Additions/ Upgrades	20,000			
7		Publications/Reference Materials	5,000			
8		Tenant Association Training	10,000			
9		Fleet Vehicle Replacements/Adds	60,000			
10		Office Furniture	30,000			

TOTAL MANAGEMENT IMPROVEMENTS $ 285,000	TOTAL PHYSICAL IMPROVEMENTS $ -

DONE

LIST OF PROPOSED EMERGENCY WORK

CAL 1-35, 2698 California	Front balcony waterproofing
CAL 1-18(3), Hunters View	Roofing rest of buildings Exterior Repair and Waterproofing
CAL 1-17(A), Hunters Point UW & LW	Repair dryrotted bay windows Exterior repair and waterproofing
CAL 1-18(1), JFK Towers	Waterproofing work, replace glass wall at Balconies Mechanical flue replacement
CAL 1-21, Clementina Towers	Spall and crack repair, waterproof exterior Close in walkway between buildings Roofing replacement
CAL 1-3; CAL 1-18(7)	Wall waterproofing
CAL 1-19(10), Woodside Gardens	Waterproofing and window repair ACM removal where necessary
CAL 1-33, 275 Thrift	Roofing Exterior repair and fences
CAL 1-18(3), Mission Dolores	Exterior work (close in balconies-some objection expressed by residents)
CAL 1-10, Potrero Annex	Canopy repair
CAL 1-15, Ping Yuen	Kitchen Hoods
Smoke Detectors	rest of sites
Convert to openable window grilles	all sites where applicable

San Francisco
Housing Authority
Central Services

Memo

To: Alex Chanco
Director of Maintenance

From: Ron Fazzio
Manager of Maintenance

Date: 02/28/02

Re: Maintenance Identified Issues Needed For Properties

HOLLY COURTS

1. Continuation of upgrading of units on Appleton and Patton
2. 10 new boilers (hot water)
3. Upgrade water and waste line
4. Irrigation system and landscaping
5. Need adequate handrails to units
6. Upgrade exterior lighting
7. Exterior paint
8. Need some concrete repair

ALEMANY

1. Needs perimeter wrought iron fencing and 2 ft concrete retaining wall
2. Hill on Ellsworth need more cyclone fencing
3. Near entrance to Ellsworth left side building needs concrete work and drain work to correct ponding when it rains
4. Buildings due for painting.

255 WOODSIDE — 1 BOILER — $75,000

1880 PINE — UPGRADE GARBAGE DISPOSAL SYSTEM

SUNNYDALE

1. Need landscaping and proper irrigation system
2. Needs concrete work throughout development
3. Needs perimeter cyclone fencing repair
4. Units need rehabbing such as kitchen and bathroom updates, ventilation in both rooms with fans, ceramic tile in bathroom, cabinet upgrades etc. upgrade electrical wiring

ALICE GRIFFITH

1. Needs apartment updates/need shower/ventilation
2. Needs to be fully abated
3. Do away with boilers have units set up with water heaters and forced air furnace
4. Needs landscaping and proper irrigation
5. Needs a lot of dryrot repair to exterior of buildings
6. Perimeter cyclone fencing repairs or new sturdier wrought iron fencing
7. Extreme painting needs
8. Needs concrete repair
9. Update playground to 504 standard
10. Utility boxes, cages, etc. need replacing

ROBERT PITTS

1. Needs new fire alarm system
2. Needs exterior painting
3. Needs sewer and water lines redone
4. Needs landscape updated

WESTSIDE COURT

1. Needs exterior painting
2. Needs parking lots resurfaced
3. Apartments need rehabbing
4. Needs fencing repaired t/o development
5. Needs concrete repair
6. Needs irrigation and landscaping

PING YUEN

1. Needs new windows
2. Needs courtyard resurfacing t/o
3. Needs playground updated to 504 standard
4. Needs painting
5. Upgrade exterior and walkway lighting
6. Need all new fire hose cabinets
7. Upgrade mail boxes and make them 504 accessible
8. Upgrade trash compactor and equipment

POTRERO TERRACE

1. Concrete work t/o
2. Proper irrigation and landscaping
3. Needs 8 new hot water and heating boilers
4. Needs cyclone fencing repairs t/o development
5. Need unit rehab complete on Dakota

POTEREO ANNEX

1. Buildings need dryrot work especially one's with rear decks
2. Upgrading hot water boiler systems
3. Concrete work t/o development
4. Electrical service upgrade
5. Units need major rehab
6. Upgrade windows
7. Upgrade exterior lights
8. Tubwalls rotted

HUNTER POINT A-WEST

1. Dryrot issues
2. Concrete work needed t/o
3. Irrigation and landscaping needed t/o
4. Upgrade exterior lighting
5. Underground streams issue on Griffith St.
6. Perimeter fencing issues
7. Laundry facilities
8. Rotted tubwall

HUNTERS POINT WESTBROOK

1. Dryrot issues
2. Decks and fenced in yards need to be replaced (rotted)
3. Units do need rehab
4. Landscaping and irrigation system needs
5. Need sewer and water line upgrade
6. Need cyclone fencing repair t/o area
7. Need upgraded exterior lighting t/o development
8. Need concrete repair t/o development
9. Laundry facilities
10. Rotted Tubwalls

HUNTERS VIEW

1. Concrete repair t/o
2. Dryrot problems
3. Sewer and water line issues in various areas
4. Upgrade exterior lighting in various areas
5. Units do need rehab
6. On 3-story buildings such as 70/80 West Point need exterior drains on stairs revamped as well as waterproof stairs
7. Need apartment upgrading-bathroom, kitchen, etc
8. Upgrade development fencing
9. Laundry facilities/clothesline
10. New mail boxes

GREAT HIGHWAY

1. Needs exterior painting

4101 NORIEGA

2. Exterior painting
3. Redo waste line for laundry room
4. Upgrade exterior lighting

491-31ST AVE

1. Needs new back fence along Geary
2. Emergency generators

345 ARGUELLO

1. Needs emergency generators

275 THRIFT

1. Needs new roof and skylight
2. Low maintenance back yard landscaping
3. Needs painting

75-77 COLERIDGE

Recommend to tear down and rebuild. You can put more building on this lot. Right now, this property has many maintenance issues.

LUNDY LANE

Recommend tearing down and building more units on this property that meets code

RANDOLPH AND HEAD

1. Needs exterior painting

MISSION DOLORES

1. Needs new intercom system

3850-18th/DORLAND

1. Needs painting
2. Needs front and rear doors
3. Needs emergency generator
4. Needs new boiler
5. Mail boxes

ROSA PARKS

1. Needs complete waterproofing and painting

JFK

1. New boilers and relocate boiler stack
2. New windows
3. New motor for fountain

SAN JULES

1. Paint exterior

1750 MCALLISTER

1. New back door from parking lot ADA
2. Replace roof fan

1760 BUSH

1. Generator
2. Roof fan

25 SANCHEZ

1. Emergency generator

2698 CALIFORNIA

1. New front door ADA 504 approved
2. Hood and electric stoves installed in all units
3. Retile front entrance

San Francisco Housing Authority
City and County of San Francisco

1815 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

Agenda

PHA PLAN
2002 ANNUAL SUBMITTAL
Administrators, Directors and Managers Meeting #3

Meeting Objective: CFP First Draft overview

Date and Time: Wednesday, April 17, 2002. From 10:30 A.M. to 12:30 P.M.

Location: 1815 Egbert Ave., 3rd Floor

A. 2002 CFP MANAGEMENT IMPROVEMENTS

B. 2002 CFP PHYSICAL IMPROVEMENTS

C. QUESTION & COMMENTS

2002 PHA PLAN
ANNUAL SUBMITTAL ADMINISTRATORS, DIRECTORS AND MANAGERS 3rd MEETING
DATE & TIME: **Tuesday, April 16, 2002. 10:00 A.M. to 12:00 Noon.**
LOCATION: **440 Turk Street**

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
1	Herbert Lum	Finance	415-554-1266	415-554-1268
2	Beverli A Marshall	CSA	554-1259	554-1316
3	Mary Bulota	Modernization	715·3214	715·3243
4	Mike Roetzer	Bfss	554-1250	554-1245
5	DAVID ESPARZA	FINANCE	554·1264	554·1268
6	PHILIP GRENNAN	MIS	715-3192	715-5955
7	Ron Fazzio	Maint	715-3252	715-3255
8	Garland Murphy	Finance	554-1267	554-1268
9	Susan S. Monsanto	Housing Development	715-3217	715-3201
10		CSA	241-1014	
11		Mod.	715-3210	
12	Jennie Kwo	Mod.	715-5950	
13	ALICIA SISCA	MOD	715-3265	715-3243

San Francisco Housing Authority

MEETING MINUTES

RE: **PHA Five Year Plan**

Date: April 17, 2002

Time: 10:00 AM to 12:00 PM

Location: 1815 Egbert, 3rd Floor Conference Room

Present:
Naja Boyd
Mary Bulota
Beverli Marshall
Mike Roetzer
David Esparza
Phil Grennan
Herb Lum
Ron Fazzio
Garland Murphy
Juan Monsanto
Bob Dahlstrom
Alicia Sisca
Jasmine Kuo

Purpose: Administrators, Directors, and Managers Meeting #3

The first draft of the 2002 Work Statement was handed out to those present at today's meeting. It is a list of work to be funded by the Capital Fund Program 2002 and was compiled as a result of three resident advisory board meetings. The 2002 Work Statement includes Physical Improvements and Non-Physical Improvements.

Non-Physical Improvements

Only 20% of the total grant may be used towards Management Improvements. According to the first draft of the 2002 Work Statement, the total Management Improvement cost is up to $4 million, which is over the 20% cap, and therefore needs to be reduced by $700,000, down to $3.3 million.

Management Improvements:

- M.I.S.-New accounting and Housing software: $1,200,000
  Reduced to $1,100,000
- Security/Bring back special security force with the SFPD: $2,000,000
  KEEP
- HOPE VI application: $100,000
  Reduced to $75,000
- Photographic & Imaging equipment for employee ID badge: $3,500
  Hi-tech upgrade wanted. ID badges for contractors and their construction crews. KEEP
- Legal costs: $379,000
  Research needs to be done as to how much the cost can be reduced.
- Staff training (submitted by Finance Director): $50,000
  Reduced to $25,000
- Staff training (submitted by Customer Service): $50,000
  Mandatory training for Customer Service and property management offices. KEEP
- Applicant screening services: $50,000

Required. Screening includes criminal and financial history. KEEP

- Computer additions/upgrades: $20,000
  CUT
- Resident eviction costs: $30,000
  KEEP
- Needs Assessment Market Analysis: $25,000
  KEEP
- Resident Notices/mailing: $5,000
  KEEP
- Reference materials: $5,000
  KEEP
- Tenant Association training: $15,000
  CUT
- Office Furniture: $30,000
  There are other funds we can use to offset this cost. KEEP
- Surveillance cameras (family and senior buildings): $100,000
  The presence of cameras may reduce the cost of security. KEEP

Thus far, $185,000 has been cut and assuming $150,000 can be cut from the Legal costs, at least another $300,000 will need to be cut from the Management Improvements in order to reach the 20% cap of $3.3 million.

Nondwelling Equipment/Structure

- Four (4) vehicles (submitted by Customer Service): $60,000
- Four (4) vehicles (submitted by Director of Administrative Services): $60,000
  It will be difficult to justify using CFP money for vehicles. CUT

Fees and Costs (8% of total grant): $1,342,475
KEEP

Operating Subsidy (20% of total grant): $3,356,187
KEEP

Administration of CGP (10% of total grant): $1,678,093
KEEP

Physical Improvements
The jobs need to be prioritized, with those jobs that have already commenced and not yet finished being our highest priority. The next task that needs to be done is the identification of such projects. This is a complex task therefore a meeting has been set up for only Customer Service and Maintenance to decide which projects are of highest priority. This meeting is scheduled for Thursday April 18, 2002 at 10AM. A fourth Manager's Meeting will be necessary to discuss the projects that are selected by Customer Service and Maintenance.

The fourth manager's meeting is scheduled for Monday April 22, 2002, 10:00AM at 1815 Egbert, 3rd Floor Conference Room

San Francisco Housing Authority

2002 Work Statement - 1st Draft

Modernization and Construction Department

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
CAL 1-1, Holly Courts							
Comprehensive Modernization	25%	$1,621,000				$1,621,000	Request through Resident Survey. 146 Appleton Ave.
Boilers, water lines and valves replacement (Phase 2	50%	$500,000			$500,000		
CAL 1-2 Potrero Terrace							
Interior unit upgrade	26%	$1,470,515				$1,470,515	
CAL 1-3, Sunnydale							
Unit Interior Rehabilitation and LBP stabilization	35 units	$1,409,881				$1,409,881	
CAL 1-8, Westside Courts							
Bathrooms and kitchens upgrades	34 units	$1,360,000				$1,360,000	
Security fencing	100%	$400,000			$400,000		
Water main line & sewer improv.	100%	$370,000			$370,000		
CAL 1-9, Westbrook							
Emergency Decks repair/ replacement	100%	$348,516			$348,516		
Bathrooms and kitchens upgrade (total 225 units)	64 units	$2,250,000				$2,250,000	
Waterproofing	25%	$440,847			$440,847		
CAL 1-10, Potrero Annex							
504/Ada Compliance. Units, ramps	100%	$71,460			$71,460		
504/ADA Compliance. Common spaces	100%	$118,140			$118,140		
CAL 1-15, Ping Yuen							
504/ADA Compliance. Common spaces	100%	$936,500			$936,500		
Upgrade ventilation system	100%	$405,000			$405,000		
CAL 1-16, Alemany							
Sewr system-Repair/replacement	100%		Cost to be determined				Submitted through RAB
CAL 1-17A, Hunters' Point							
504/ADA Compliance Common spaces	100%	$100,000			$100,000		
CAL 1-18(1) JFK Towers							
Waterproofing	100%	$1,530,526			$1,530,526		
Windproofing of back yard patio	100%		Cost to be determined				Submitted by Resident survey
Concerned about seismic safety Building should be demolished and rebuilt							Submitted by Resident survey. Apt. #1102
CAL 1-18(3) Hunters View							
Interior units upgrade	67 units	$8,750,000				$8,750,000	
CAL 1-18(4) Alice Griffith							
Interior units upgrade	64 units	$7,620,000				$7,720,000	
Waterproofing and rot repair	40%	$2,000,000			$2,000,000		
Hot water and heating lines replacement at 4 locations	100%	$700,000			$700,000		
Security booth upgrade	100%			$19,000	$19,000		Submitted by BASS Administrator

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
Fencing				$100,000	$100,000		and Security Director
CAL 1-18(5) Rosa Parks							
Waterproofing	100%	$370,380					Work in progress through Emergency Fund. 90% complete
CAL 1-18 (6), Ping Yuen North							
504/ADA compliance. Units	100%	$666,375				$666,375	
CAL 1-18 (10), Woodside Gardens							
Waterproofing	47%	$2,000,000			$2,000,000		
Range replacement	100%	$125,000			$125,000		
CAL 1-18 (13), Mission Dolores							
Install new intercom system				$20,000	$20,000		Submitted by RAB
CAL 1-19 (1), 990 Pacific Ave.							
Replace fire alarm	100%	$125,000			$125,000		
Range replacement	100%	$100,000			$100,000		
Boilers replacement	100%	$50,000			$50,000		
CAL 1-19 (2), 1750 McAllister St.							
Elevators upgrade							Submitted through Resident Survey. #308-#305
CAL 1-20, 3850 18th St.							
Waterproofing	100%	$820,180			$820,180		
Replace fire alarm	100%	$125,000			$125,000		
Security and safety issues at building.	100%						Submitted through Resident Survey. #306
Improve Heating System	100%		$308,985				Submitted through Resident Survey. #306 Job in progress under 2001 CFP
CAL 1-21, 320/330 Clementina St.							
Repave concrete at front entrance			To be done through HOPE VI				
Install security camera			Cost to be determined				Submitted by Property Manager, President of Tenant's Association and President of the Citywide Council - Senior/Disable and RAB
Upgrades elevator			Cost to be determined				
Install new intercom system			To be done through HOPE VI				
Install benches and tables at back yard			To be done through HOPE VI				
Replacement at front entrance door			To be done through HOPE VI				
Computer training equipment			Cost to be determined				
Improve security/Improve inside lights			To be done through HOPE VI				Submitted by Vice-President Tenant's Assoc., President of the Citywide Council - Senior /Disable and other members of the Tenant's Association
Improve ventilation system			Cost to be determined				
Improve heating system			Cost to be determined				
On site full time Property Manager			Forward need to BASS				
CAL 1-23, 1880 Pine St.							
New intercom system	100%	$20,000			$20,000		
Replace fire alarm	100%	$125,000			$125,000		
CAL 1-27, 350 Ellis St							

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
Waterproofing	100%	$681,303			$681,303		
Replace fire alarm	100%	$125,000			$125,000		
CAL 1-28, 666 Ellis St							
Replace fire alarm	100%	$125,000			$125,000		
Waterproofing	100%	$297,427			$297,427		
CAL 1-29, 345 Arguello St.							
CAL 1-30A, 462 Duboce St.							
CAL 1-31, 25 Sanchez St.							
CAL 1-32, 1760 Bush St.							
Replace fire alarm	100%	$125,000			$125,000		
CAL 1-33, 275 Thrift							
CAL 1-34, 363 Noe St.							
CAL 1-37, 491 31st Ave.	100%						
Heating and hot water systems upgrade			Cost to be determined				Submitted by RAB
CAL 1-39A, 939 Eddy St.							
CAL 1-41, 440 Turk St.							
Air conditioning system				$500,000	$500,000		Submitted by Finance Director
CAL 1-41, 430 Turk St.							
Elevator upgrade			Cost to be determined				Submitted through Resident Survey. #812
CAL 1-42, San Jule Apts.							
CAL 1-43, Robert B. Pitts							
Construction Contingency	100%	$0					
HA-Wide HQS (Housing Quality Standards Compliance)							
Repair/replacement for the following: heaters, bathtub/shower,							
toilet, windows, floor tile, kitchen cabinets, sink/plumbing,							
stove/vent, ceilings, walls, doors/frames, electrical, refrigerator							
and/or other HQS items							
HA-Wide Priority Replacement Housing		$0					
HA-Wide Lead Testing	As Req	$50,000			$50,000		
HA-Wide Lead Abatement	As Req	$375,000			$375,000		
HA-Wide Asbestos Testing	As Req	$50,000			$50,000		
HA-Wide Asbestos Abatement	As Req	$350,000			$350,000		

2002 Work Statement - 1st Draft

Development Number/Name/General Description of Major Work Category	Quantity	2001 Five Year Plan	RESIDENT's NEEDS 2002 SURVEY	MANAGER's NEEDS 2002 SURVEY	PRIORITIES FOR THE 2002 ANNUAL STATEMENT	PRIORITIES FOR THE 2002 FIVE YEAR PLAN	Remarks Comments
Mold and Mildew Remediation	As Req.	$75,000			$75,000		
Blood-born pathogens decontamination	As Req.	$50,000			$50,000		
HA-Wide 504/ADA reasonable accomodations	As Req.	$200,000			$200,000		
HA-Wide Fire unit repair	As Req.	$200,000			$200,000		
HA-Wide New appliances	As Req.	$150,000			$150,000		
HA-Wide Hazard testing	As Req.	$10,000			$10,000		
HA-Wide Sidewalk repair/replacement	As Req.	$100,000			$100,000		
HA-Wide Playground repairs/replacement/removal	As Req.	$100,000			$100,000		
ADA Emergency Exit Signage	Phases 1 0f 3	$100,000			$100,000		
Hardwire smoke detectors	As Req.	$500,000			$500,000		
Elevator upgrades at 22 senior buldings	As Req.		Cost to be determined				Submitted by RAB
Improve lighting				$300,000	$300,000		Submitted by Jim Williams
Nondwelling Equipment/Structure	100%	$100,000					
Four (4) vehicles				$60,000	$60,000		Submitted by Jim Williams
Fees and Costs (8% total Grant)	100%	$1,342,475			$1,342,475		
Management Improvements (20% of total grant)							
SUBTOTAL: $3,356,187							
M.I.S.- New accounting and Housing Software	100%			$1,200,000	$1,200,000		Submitted by MIS Director and Finance Directo
Security	100%			$2,000,000	$2,000,000		Requested by Mr. Williams
Bring back special security force with the SFPD							Requested by RAB
Hope VI application	100%			$100,000	$100,000		Based on last year submittal
Photographic & Imaging equipment for Employee ID badget	100%			$3,500	$3,500		Submitted by BASS Administrator
Legal costs	100%			$379,000	$379,000		Based on last year submittal
Staff Trainig	100%			$50,000	$50,000		Submitted by Finance Director
Staff Trainig	100%			$50,000	$50,000		
Applicant screening services	100%			$50,000	$50,000		Submitted by Customer Service
Needs Assessment Market Analysis	100%			$15,000	$15,000		
Resident Notices/ mailing	100%			$5,000	$5,000		
Reference materias	100%			$5,000	$5,000		
Tenant Association Trainig	100%			$15,000	$15,000		
Office furniture	100%			$50,000	$50,000		
Trained bilingual maintenance staff	100%		Cost to be determined				Submitted by RAB
Surveillance cameras (family and senior bldgs.)	100%			$100,000	$100,000		Requested by Mr. Williams
Operating Subsidy (20% of total grant)	100%	$3,356,187			$3,356,187		
Administration of CGP (10%)	100%	$1,678,093			$1,678,093		
TOTAL		$47,069,805			$26,473,154		

San Francisco Housing Authority
City and County of San Francisco

440 TURK STREET
San Francisco, CA 94102
415-554-1200

Agenda

PHAN PLAN
2002 ANNUAL SUBMITTAL

Meeting Objective: Administrators, Directors and Managers Meeting #4

Date and Time: Tuesday, April 22, 2002. From 10:00 A.M. To 12:Noon

Location: 1815 Egbert Ave.

A. 2002 CFP ANNUAL STATEMENT PRIORITIES

B. 2002 CFP FIVE YEAR PLAN PRIORITIES

2002 PHA PLAN
ANNUAL SUBMITTAL ADMINISTRATORS, DIRECTORS AND MANAGERS 4th MEETING
DATE & TIME: **Monday, April 22, 2002. 10:00 A.M. to 12:00 Noon.**
LOCATION: **1815 Egbert Ave.**

SIGN-IN SHEET

#	NAME	DEPARTMENT	PHONE #	FAX #
1	Alex Chanco	Maintenance	715-3120	
2	Philip Grennan	MIS	715-3192	
3	Ron Fazzio	Maintenance	715-3252	
4	Barbara Smith	Housing Development	715-3220	
5	Robert [illegible]	Modernization	715-3215	
6				
7				
8				
9				
10				
11				
12				

2002 PHA PLAN

ANNUAL SUBMITTAL

RECEIVED

MODERNIZATION/CONSTRUCTION

San Francisco Housing Authority
City and County of San Francisco

1851 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

ADMINISTRATOR'S, DIRECTOR'S AND MANAGER'S INPUT FORM.
Please return by 3/20/02 to Mary Bulota-Kane or Alicia Sisca.
Thank you.

SUBMITTED BY:
DEPARTMENT: Finance Department
DATE: March 12, 2002

#	DEVELOPMENT	MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		COMMENTS
		DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	
1	PHA-WIDE	Modernized Filing System using digital technology to store and retrieve documents.	$300,000			Current system is old and labor intensive to maintain.
2	PHA-WIDE	Upgrade Computer System both software and hardware which includes both CCS System and PC Operating System (Faster CPU, More RAM, Bigger Drives, CD writers, 17" Monitors, and Color Printers.	$350,000			In order to obtain and better analyze financial data more quickly and accurately, replacement of old system is needed.
3	PHA-WIDE	Staff Training through seminars and workshops in the area of accounting, budgeting and software applications.	$25,000			On-going training needed to enhance job productivity and the skills of the staff.
4	PHA-WIDE			Air Conditioning System	$500,000	Present system at 440 Turk Street Office is inefficient. Summer months are unbearable. Winter months the same. No Ventilation
5						
6						
TOTAL MANAGEMENT IMPROVEMENTS=			$675,000	TOTAL PHYSICAL IMPROVEMENTS=	$500,000	

2002 PHA PLAN

ANNUAL SUBMITTAL

San Francisco Housing Authority
City and County of San Francisco

1851 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

ADMINISTRATOR'S, DIRECTOR'S AND MANAGER'S INPUT FORM.
Please return by 3/20/02 to Mary Bulota-Kane or Alicia Sisca.
Thank you.

SUBMITTED BY: Beverli Marshall
DEPARTMENT: Customer Serv.
DATE: 3/7/02

#	DEVELOPMENT	MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		COMMENTS
		DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	
1		Applicant Screening + Services	$50.000.			
2		Needs Assessment/ Market Analysis	$ 15,000			
3		Resident Notices/ Mailings	5,000			
4		Staff Training	50,000			
5		Reference Materials	5.000			
6		Tenant Association Training	15,000			
7		Office Furniture	50,000			
TOTAL MANAGEMENT IMPROVEMENTS=			$ 190,000 00	TOTAL PHYSICAL IMPROVEMENTS=		

2002 PHA PLAN

ANNUAL SUBMITTAL

San Francisco Housing Authority
City and County of San Francisco

1851 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax (415) 715-3243
email: siscaa@sfha.org

ADMINISTRATOR'S, DIRECTOR'S AND MANAGER'S INPUT FORM.
Please return by 3/20/02 to Mary Bulota-Kane or Alicia Sisca.
Thank you.

SUBMITTED BY: __________
DEPARTMENT: __________
DATE: __________

#	DEVELOPMENT	MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		COMMENTS
		DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	
1				Photographic + Imaging equipment That Produces laminated Employee ID badges	$3,500	Would Save money in The long Run
2						
3						
4						
5						
6						
7						
TOTAL MANAGEMENT IMPROVEMENTS				TOTAL PHYSICAL IMPROVEMENTS-		

SAN FRANCISCO HOUSING AUTHORITY

440 TURK STREET • SAN FRANCISCO, CALIFORNIA 94102 • (415) 554-1200

BASS/Human Resources

Fax

To: Alicia Sosca

From: Debra Rucker for Mike Roetzer

Fax: 715-3201

Pages: 2

Phone: 415-522-5871

Date: 4-5-02

Re: 2002 PHA Plan

CC:

☐ **Urgent** ☐ **For Review** ☐ **Please Comment** ☐ **Please Reply** ☐ **Please Recycle**

Please call me at 415-522-5871 upon receipt of this fax. Thank you.

2002 PHA PLAN

ANNUAL SUBMITTAL

San Francisco Housing Authority
City and County of San Francisco

1851 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

ADMINISTRATOR'S, DIRECTOR'S AND MANAGER'S INPUT FORM.
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Thank you.

SUBMITTED BY: PHILIP GRENNAN
DEPARTMENT: BASS
DATE: 3/14/02

#	DEVELOPMENT	MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		COMMENTS
		DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	
1		NEW ACCOUNTING AND HOUSING SOFTWARE	$1.2 million			
2						
3						
4						
5						
6						
7						
TOTAL MANAGEMENT IMPROVEMENTS=				TOTAL PHYSICAL IMPROVEMENTS=		

2002 PHA PLAN

ANNUAL SUBMITTAL

San Francisco Housing Authority
City and County of San Francisco

1851 Egbert Avenue
San Francisco, CA 94124
(415) 715-3265 fax: (415) 715-3243
email: siscaa@sfha.org

RECEIVED

MODERNIZATION/CONSTRUCTION

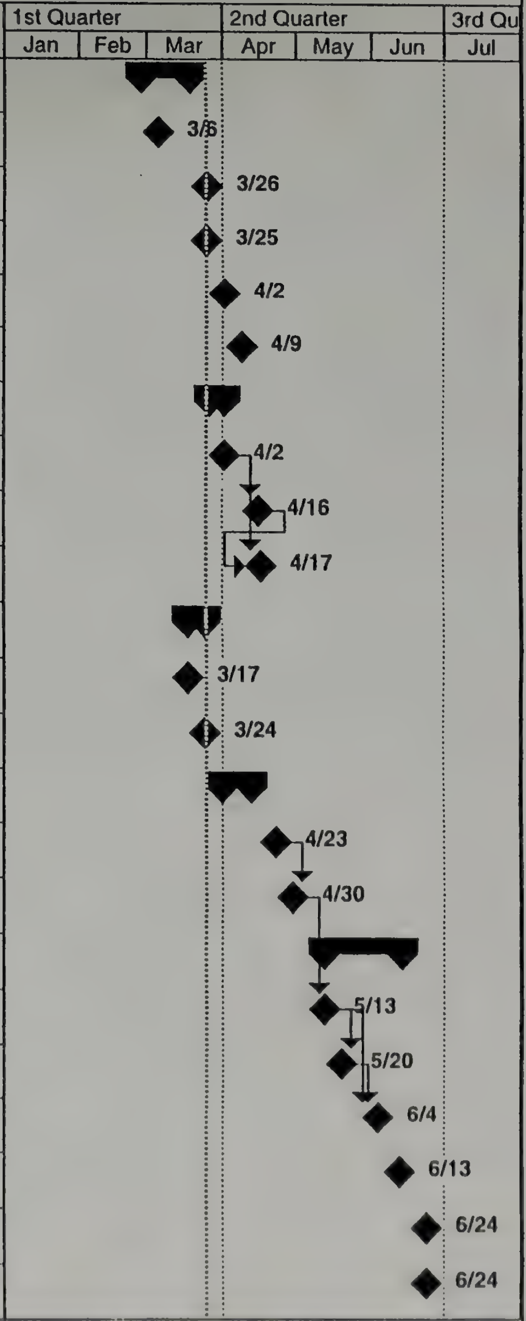
ADMINISTRATOR'S, DIRECTOR'S AND MANAGER'S INPUT FORM.
Please return by 3/20/02 to Mary Bulota-Kane or Alicia Sisca.
Thank you.

SUBMITTED BY:
DEPARTMENT: Finance Department
DATE: March 12, 2002

#	DEVELOPMENT	MANAGEMENT IMPROVEMENTS		PHYSICAL IMPROVEMENTS		COMMENTS
		DESCRIPTION	ESTIMATED COST	DESCRIPTION	ESTIMATED COST	
1	PHA-WIDE	Modernized Filing System using digital technology to store and retrieve documents.	$300,000			Current system is old and labor intensive to maintain.
2	PHA-WIDE	Upgrade Computer System both software and hardware which includes both CCS System and PC Operating System (Faster CPU, More RAM, Bigger Drives, CD writers, 17" Monitors, and Color Printers.	$350,000			In order to obtain and better analyze financial data more quickly and accurately, replacement of old system is needed.
3	PHA-WIDE	Staff Training through seminars and workshops in the area of accounting, budgeting and software applications.	$25,000			On-going training needed to enhance job productivity and the skills of the staff.
4	PHA-WIDE			Air Conditioning System	$500,000	Present system at 440 Turk Street Office is inefficient. Summer months are unbearable. Winter months the same. No Ventilation
5						
6						
TOTAL MANAGEMENT IMPROVEMENTS=			$675,000	TOTAL PHYSICAL IMPROVEMENTS=	$500,000	

SAN FRANCISCO HOUSING AUTHORITY **CFP 2002 ANNUAL SUBMITTAL**

ID	ⓘ	Task Name	Duration	Start	Finish
1	📝	**First Mass Mailing**	**14 days**	**Wed 2/27/02**	**Mon 3/18/02**
11	📅	***First Managers Meeting***	1 day	Wed 3/6/02	Wed 3/6/02
12	📅	***1st City Wide Residents Meeting***	1 day	Tue 3/26/02	Tue 3/26/02
13	📅 📝	***Community Partners 1st Meeting***	***2 hrs***	***Mon 3/25/02***	***Mon 3/25/02***
14	📅	***1st ADV. Comm. Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
15	📅	***2nd ADV. COMM. MEET.***	***1 day***	***Tue 4/9/02***	***Tue 4/9/02***
16		**Second meeting with In-house Managers Processing**	**4 days**	**Wed 3/27/02**	**Mon 4/1/02**
19	📅	***Second Managers Meeting***	***1 day***	***Tue 4/2/02***	***Tue 4/2/02***
20	📅	***3rd Adv. Comm. Meet.***	***1 day***	***Tue 4/16/02***	***Tue 4/16/02***
21	📅	***Third Managers Meeting***	***1 day***	***Wed 4/17/02***	***Wed 4/17/02***
22		**Public Hearing Advertisement**	**5 days**	**Sun 3/17/02**	**Sun 3/24/02**
23	📅	First Add	0 days	Sun 3/17/02	Sun 3/17/02
24	📅	Second Add	0 days	Sun 3/24/02	Sun 3/24/02
25	📝	**Second mass mailing together with rent statement**	**10 days**	**Mon 4/1/02**	**Fri 4/12/02**
31	📅 📝	***2nd City Wide Residents Meeting***	***1 day***	***Tue 4/23/02***	***Tue 4/23/02***
32	📅	*Public Hearing*	1 day	Tue 4/30/02	Tue 4/30/02
33		**Final Approvals**	**24 days**	**Mon 5/13/02**	**Thu 6/13/02**
34	📅	Submit CFP Application for Executive Director review and approval	5 days	Mon 5/13/02	Fri 5/17/02
35	📅	Submit CFP Application for Mayor review and approval	5 days	Mon 5/20/02	Fri 5/24/02
36	📅 📝	Submit Resolution for Board approval	1 day	Tue 6/4/02	Tue 6/4/02
37	📅	Board approval	1 day	Thu 6/13/02	Thu 6/13/02
38	📅	Submit Application to HUD	1 day	Mon 6/24/02	Mon 6/24/02
39	📅	Send final Document for reproduction and distribution	5 days	Mon 6/24/02	Fri 6/28/02



All Resident 's Meetings will be held at 440 Turk Street, Commission Room from 3:00 P.M. to 5:00 P.M.
The Public Hearing will be hold at 440 Turk Street, Commission Room fro 4:00P.M. to 6:00P.M.

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